



**CITY COUNCIL AGENDA**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

THESE PROCEEDINGS ARE BEING PRESENTED LIVE ON KCLV, CABLE CHANNEL 2. THE PROCEEDINGS WILL BE REBROADCAST ON KCLV CHANNEL 2 THE WEDNESDAY OF THE MEETING AT 8:00 PM AND ARE ALSO REBROADCAST ON FRIDAY AT 4:00 AM, SATURDAY AT 7:00 PM, SUNDAY AT 7:00 AM AND THE FOLLOWING MONDAY AT 10:00 AM.

- CALL TO ORDER
- ANNOUNCEMENT RE: COMPLIANCE WITH OPEN MEETING LAW
- INVOCATION – REVEREND BERTIE McCOY, ECHOES OF FAITH CHURCH
- PLEDGE OF ALLEGIANCE

**MINUTES:**

PRESENT: MAYOR GOODMAN and COUNCIL MEMBERS REESE, M. McDONALD, BROWN, L.B. McDONALD, WEEKLY, and MACK

Also Present: CITY MANAGER VIRGINIA VALENTINE, CITY ATTORNEY BRAD JERBIC, ASSISTANT CITY ATTORNEY JOHN REDLEIN (A.M. Session), DEPUTY CITY ATTORNEY BRYAN SCOTT, DEPUTY CITY ATTORNEY TOM GREEN (P.M. Session), and CITY CLERK BARBARA JO RONEMUS

ANNOUNCEMENT MADE - Meeting noticed and posted at the following locations:

Downtown Transportation Center, City Clerk's Board

Senior Citizens Center, 450 E. Bonanza Road

Clark County Government Center, 500 S. Grand Central Pkwy

Court Clerk's Bulletin Board, City Hall

City Hall Plaza, Posting Board

(9:06- 9:09)

**1-1**

FATHER JOSEPH CARROLL, M.A.S.H. Village, gave the invocation.

(9:09 – 9:10)

**1-17**

MAYOR GOODMAN led the audience in the Pledge.

(9:10 – 9:11)

**1-93**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PUBLIC AFFAIRS**

**DIRECTOR: DAVID RIGGLEMAN**

☐

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**CEREMONIAL:**

RECOGNITION OF CITIZEN OF THE MONTH

**Fiscal Impact**

☐

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

**RECOMMENDATION:**

**BACKUP DOCUMENTATION:**

**MOTION:**

None required.

**MINUTES:**

MAYOR GOODMAN called forward RICK GUARDINO, who was accompanied by his parents, to honor him as May's Citizen of the Month for his efforts in making a difference in the community. MR. GUARDINO is a Las Vegas who is a proactive advocate for para transit riders. He was able to convince the Regional Transportation Commission to make some special changes. He works in a positive way without pushing for any expectations.

MR. GUARDINO thanked the Mayor and Council for the great honor of being chosen Citizen of the Month.

MAYOR GOODMAN noted that MR. GUARDINO attends Community College and works at the M&M Factory.

(9:11 – 9:14)

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PUBLIC AFFAIRS**

**DIRECTOR: DAVID RIGGLEMAN**

☐

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**CEREMONIAL:**

RECOGNIZE THE ASSOCIATED GENERAL CONTRACTORS FOR OPERATION DESERT  
CLEAN UP 2001

**Fiscal Impact**

☐

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

**RECOMMENDATION:**

**BACKUP DOCUMENTATION:**

**MOTION:**

**None required.**

**MINUTES:**

COUNCILWOMAN McDONALD had a video presented depicting BRIAN WILLETT, Office of Communication Services, explaining the efforts that took place as part of the Desert Clean Up 2001 project and interviewing some of the people that were involved, in particular COUNCILWOMAN McDONALD and Associated General Contractors (AGC). Approximately \$50,000 was saved to the taxpayers through this clean up. The clean up took place in an area in Northwest Las Vegas that is surrounded by Rampart Boulevard, Vegas Drive, Durango Drive, and Washington Avenue.

COUNCILWOMAN McDONALD asked MS. HARDING to come forward and accept a proclamation. This has been the seventh year that AGC and its membership have come together and assisted the City of Las Vegas with this problem. She thanked MS. HARDING for AGC's continued support.

MS. HARDING indicated that the proclamation is quite an honor for AGC. Through the Desert Clean Up event, the members have been able to give back to the community. She thanked COUNCILWOMAN McDONALD for her position as a public servant and her personal commitment to maintaining aftercare maintenance on the subject piece of property for future development.

(9:14 – 9:19)

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PUBLIC AFFAIRS**

**DIRECTOR: DAVID RIGGLEMAN**

☐

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**CEREMONIAL:**

PROCLAMATION TO PROMOTE SAFETY AWARENESS MONTH

**Fiscal Impact**

☐

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

**RECOMMENDATION:**

**BACKUP DOCUMENTATION:**

**MOTION:**

None required.

**MINUTES:**

COUNCILMAN MACK invited MARK FURMAN, Nevada Carpenters Union, to come forward to present him with a proclamation declaring May as Safety Awareness Month to help promote job safety. COUNCILMAN MACK stated that Las Vegas is booming with growth. Almost every day new buildings grace the local skylines, and much of that new development is done by the Nevada Carpenters Union. These workers are challenged every day with hazardous worksite conditions simply because of the nature of the daily work they perform. Workers, contractors, and owners all agree that safety of the workforce is paramount.

MR. FURMAN stated that the Carpenters Union has been involved in promoting safety awareness for three years, and it began because a young apprentice, CHRIS GREEN, was killed at an onsite accident at the Venetian in December of 1998. After the incident, significant discussion took place about whether or not the unions were doing enough about safety at construction sites. In response to that, an annual poster was put together that comes out every May. The Carpenters Union encourages everyone to work safely and do their part. He thanked the City Council for recognizing May as Safety Awareness Month.

(9:19 – 9:22)

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PUBLIC AFFAIRS**

**DIRECTOR: DAVID RIGGLEMAN**

☐

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**CEREMONIAL:**

PROCLAMATION TO CARPENTERS FOR KIDNEYS

**Fiscal Impact**

☐

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

**RECOMMENDATION:**

**BACKUP DOCUMENTATION:**

**MOTION:**

None required.

**MINUTES:**

COUNCILMAN MACK presented another proclamation declaring May 12, 2001, as Carpenters for Kidney Day to the Nevada Carpenters Union for their involvement in raising money to help fight kidney disease in Nevada. Carpenters for Kidneys Day will be held Saturday, May 12, 2001. The Carpenters Union, in partnership with the Kidney Foundation, has heightened awareness and raised thousands of dollars to help fight this disease.

MR. FURMAN accepted the proclamation and explained that Nevada Carpenters have had a presence in Nevada since 1929 and have made a commitment to the city. The carpenters realize that there are people who are less fortunate. Approximately three years ago the Carpenters Union started a partnership with the National Kidney Foundation to raise money. The first year the carpenters raised \$24,000; last year \$33,000; and this year they are shooting for \$50,000. He encouraged everyone to attend the counting party at the Carpenters Union Hall on May 12, 2001 and noted that all the money collected stays in the State. He recognized ROBERT "BOBBY G" GRONAUER, Las Vegas Constable, and his staff who will be collecting money with the carpenters on May 12, 2001.

(9:22 – 9:24)

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PUBLIC AFFAIRS**

**DIRECTOR: DAVID RIGGLEMAN**

☐

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**CEREMONIAL:**

PRESENT MEDALS TO CORPORATE CHALLENGE EXECUTIVE RELAY TEAM

**Fiscal Impact**

☐

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

**RECOMMENDATION:**

**BACKUP DOCUMENTATION:**

**MOTION:**

None required.

**MINUTES:**

MAYOR GOODMAN asked JACK ESLINGER, Senior Personnel Analyst, to come forward to present his item. MAYOR GOODMAN stated that every year the City of Las Vegas participates in Corporate Challenge. This year the City Council members and staff that participated in the Executive Ladder Relay event won.

MR. ESLINGER presented the following City's Executive Team members with medals and congratulated them for kicking off the City's efforts in the Corporate Challenge so successfully: COUNCILMEN REESE, McDONALD, and MACK and MARY SCHOENFELD and DARCY HAYES, Team Captain.

(9:24 – 9:26)

**1-473**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PUBLIC AFFAIRS**

**DIRECTOR: DAVID RIGGLEMAN**

☐

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**CEREMONIAL:**

RECOGNITION OF CINCO DE MAYO AND SPECIAL GUESTS

**Fiscal Impact**

☐

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

**RECOMMENDATION:**

**BACKUP DOCUMENTATION:**

**MOTION:**

None required.

**MINUTES:**

COUNCILMAN WEEKLY stated that Cinco de Mayo is an important holiday in Mexico that is celebrated by Mexican-Americans, as well as those that celebrate diversity, across the United States. Cinco de Mayo really lives up to the slogan “no justice, no peace,” because it celebrates the victory of the Mexican army in the battle of Puebla, Mexico, against the French on May 5, 1862. The French invaded Mexico, and the Mexican President, BENITO JUAREZ, declared that because of the state of poverty of the country, foreign loans would not be paid until the country recuperated. This prompted the French invasion.

In celebration of Cinco de Mayo, COUNCILMEN WEEKLY and REESE respectively welcomed students from Charles I. West Middle School: REBECCA REYES, JONATHAN NAVARRO, ROMINA SILVA, and ERIC GUZMAN, accompanied by ROXIE MILLER and CELESTE TURNER; and from Roy Martin Middle High School: GILBERT DIAZ, FABIAN LOPEZ, SELMA GARCIA, and AMINA ANZARI, accompanied by VIVIAN FOLEY. The students would be sitting with the Councilmen for part of the meeting.

COUNCILMAN WEEKLY thanked MR. RAUL, owner of Casa Don Juan Mexican Restaurant, for sponsoring the student luncheon, as well as PRICILLA ROCHA, H.A.B.L.E., who put on a dance presentation at the Plaza. He also thanked staff members MARIA MARINCH and SUSIE MARTINEZ for their assistance in putting the program together.

(9:26 – 9:30)

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY CLERK**

**DIRECTOR: BARBARA JO (RONI) RONEMUS** ☐ **CONSENT** ☐ **DISCUSSION**

**SUBJECT:**

**BUSINESS ITEMS:**

Any items from the morning session that the Council, staff and/or the applicant wishes to be stricken or held in abeyance to a future meeting may be brought forward and acted upon at this time

**MOTION:**

**REESE – Motion to bring forward and STRIKE Items 24, 55, 57, and 77, accept WITHDRAWAL of Item 53, and hold in ABEYANCE Item 60 to 5/16/2001 – UNANIMOUS**

**MINUTES:**

There was no discussion.

(9:30 – 9:31)

**1-678**



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY CLERK**

**DIRECTOR:** BARBARA JO (RONI) RONEMUS ☐ **CONSENT** ☐ **DISCUSSION**

**SUBJECT:**

**BUSINESS ITEMS:**

Approval of the Final Minutes by reference of the Regular City Council Meeting of April 4, 2001 and Special City Council Meeting of April 9, 2001

**MOTION:**

**REESE – APPROVED by Reference - UNANIMOUS**

**MINUTES:**

There was no discussion.

(9:31 – 9:32)

**1-719**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Service and Material Checks/Payroll Checks/Wire Transfers/Other Checks and Investments

**Fiscal Impact**

☐

**No Impact**

**Amount:**

☒

**Budget Funds Available**

**Dept./Division:** Accounting Operations

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

In compliance with the City's Municipal Code, Chapter 4.12, this is an informational item that provides the dollar amount of disbursements processed by the Finance and Business Services Department.

**RECOMMENDATION:**

**BACKUP DOCUMENTATION:**

Summary of cash expenditures for the period 03/16/01 - 03/31/01

Total Services and Materials Checks	\$ 17,720,126.70
Total Payroll Checks	\$ 4,089,348.20
Total Wire Transfers	\$ 37,332,561.84
Other Checks and Investments	\$ 94,066.12

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

COUNCILMAN MACK noted that the Real Estate Committee met and reviewed all of the Real Estate items on the Consent Agenda and joins with the recommendation of staff that each item be approved by the City Council.

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a Special Event Liquor License for Las Vegas Hawaiian Civic Club, Location: Charleston Heights Art Center, 800 South Brush Street, Date: May 13, 2001, Type: Special Event Beer/Wine/Cooler, Event: Mother's Day Luau, Responsible Person in Charge: Alikea Borge - Ward 1 (M. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of a Special Event Liquor License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action (see individual item)**

**Items 46, 47, and 48**

**APPROVED under separate actions (see individual items)**

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a Special Event Liquor License for International Festival Association, Inc.,  
Location: Clark County Government Center, 500 Grand Central Parkway, Date: May 18 & 19,  
2001, Type: Special Event General, Event: Festival, Responsible Person in Charge: Gary Sayre -  
Ward 5 (Weekly)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of a Special Event Liquor License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Change of Ownership and Business Name for a Beer/Wine/Cooler On-sale Liquor License, From: Wong's Partnership, dba Great Wall Restaurant, Lai Chun Lee, 50%, Pak Kan Wong, 50%, To: Tse and Li, dba Great Wall Chinese Restaurant, 2202 West Charleston Blvd., Hung C. Tse and Xue E. Li, 100% jointly as husband and wife - Ward 1 (M. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Change of Ownership and Business Name for a Beer/Wine/Cooler On-sale Liquor License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Officer for a Nonprofit Club General Liquor License, Italian American Club of Southern Nevada, dba Italian American Social Club of Southern Nevada, 2333 East Sahara Ave., John E. Illia, Pres - Ward 3 (Reese)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Officer for a Nonprofit Club General Liquor License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Manager for a Supper Club Liquor License, Claim Jumper 29, Ltd, a California Limited Partnership, dba Claim Jumper Restaurant, 1100 South Fort Apache Road, Heath A. Bumgardner, Gen Mgr - Ward 2 (L.B. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Manager for a Supper Club Liquor License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Manager for a Package Liquor License, Ralphs Grocery Company, dba Food 4 Less #793, 1941 North Decatur Blvd., Rodolfo Tarin, Store Dir - Ward 5 (Weekly)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Manager for a Package Liquor License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**



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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Manager for a Tavern Liquor License, Brinker Nevada, Inc., dba Chili's Grill & Bar, 2011 North Rainbow Blvd., Tricia A. Bernicke, Mgr - Ward 4 (Brown)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Manager for a Tavern Liquor License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

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**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a new Slot Operator Space Lease Location Restricted Gaming License for 7 slots subject to the approval of the Nevada Gaming Commission, SSM Gaming, LLC, db at Terrible's #227, 7300 West Cheyenne - Ward 4 (Brown)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of a new Slot Operator Space Lease Location Restricted Gaming License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Change of Location for a Slot Operator License, WMS Gaming (Nevada), Inc., dba WMS Gaming (Nevada), Inc., From: 4170 West Harmon Ave., Suite 2, To: 1385 Pama Lane, Kevin L. Verer, Dir, Pres, Secy, Treas - (County)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Change of Location for a Slot Operator License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a new Independent Massage Therapist License, Judith Carin, dba Judith Carin, 45 Village Green Court, Judith Carin, 100% - Ward 3 (Reese)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of a new Independent Massage Therapist License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a new Independent Massage Therapist License, Jo Ann Denton, dba Jo Ann Denton, 1058 East Sahara Ave., Suite A, Jo A. Denton, 100% - Ward 3 (Reese)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of a new Independent Massage Therapist License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a new Independent Massage Therapist License, George Denton, III, dba George Denton, III, 1058 East Sahara Ave., Suite A, George Denton, III, 100% - Ward 3 (Reese)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of a new Independent Massage Therapist License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a new Independent Massage Therapist License, Matt Oldenburg, dba Matt Oldenburg, 3450 North Hualapai Way, Unit 1006-2, Matt J. Oldenburg, 100% - Ward 4 (Brown)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of a new Independent Massage Therapist License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a new Independent Massage Therapist License, Paula Sorvillo, dba Paula Sorvillo, 8613 Prairie Hill Dr., Paula M. Sorvillo, 100% - Ward 4 (Brown)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of a new Independent Massage Therapist License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a new Independent Massage Therapist License, Diana Talavera, dba Diana Talavera, 1401 Margaret Ave., Diana I. Talavera, 100% - Ward 5 (Weekly)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of a new Independent Massage Therapist License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a new Independent Massage Therapist License, Stacey Brew, dba Stacey Brew, 5016 Ocean Springs Ave., Stacey R. Brew, 100% - Ward 6 (Mack)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of a new Independent Massage Therapist License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a new Independent Massage Therapist License, Corrine Hekiart, dba Corrine Hekiart, 6725 Old Newbury Ave., Corrine M. Hekiart, 100% - Ward 6 (Mack)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of a new Independent Massage Therapist License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Change of Location for an Independent Massage Therapist License subject to the provisions of the fire codes, Linda Douglas, dba Linda Douglas, From: 4750 West Sahara Ave., Suite 29, To: 5720 Blazar Ave., Linda Douglas, 100% - Ward 6 (Mack)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Change of Location for an Independent Massage Therapist License

**RECOMMENDATION:**

Recommend approval subject to the provisions of the fire codes

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Change of Location for an Independent Massage Therapist License subject to the provisions of the fire codes, Julie Ririe, dba Julie Ririe, From: 6741 Wenatchee Dr., To: 9425 Deer Lodge Ln., Julie A. Ririe, 100% - Ward 4 (Brown)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Approval of Change of Location for an Independent Massage Therapist License

**RECOMMENDATION:**

Recommend approval subject to the provisions of the fire codes

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of the issuance of a Purchase Order for Audit Services of the City of Las Vegas financial statements for Fiscal Years 2001, 2002, and 2003 (LC) - Department of Finance and Business Services - Awarded recommended to: KPMG (Estimated annual amount \$118,000 - General Fund)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$118,000

☒

**Budget Funds Available**

**Dept./Division:** Finance and Business Services

☐

**Augmentation Required**

**Funding Source:** General Fund

**PURPOSE/BACKGROUND:**

The City of Las Vegas is required to have its financial statements audited annually in accordance with Government Auditing Standards issued by the Comptroller General of the United States.

The services to be performed by KPMG are considered professional in nature and are exempt from competitive bidding requirements pursuant to NRS 332.115.1.(b).

POC: Thomas Snow - (213) 972-4000

**RECOMMENDATION:**

That the City Council approve the issuance of a purchase order for audit services to KPMG in the estimated annual amount of \$118,000 per year.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of the issuance of a Purchase Order for an annual contract for technical support maintenance of Microsoft software for the city-wide computer network (CW) - Department of Information Technologies - Award Recommended to: MICROSOFT CORPORATION  
(Estimated annual amount of \$95,000 - General Fund)

**Fiscal Impact**

☐

**No Impact**

**Amount:** Estimated \$95,000

☒

**Budget Funds Available**

**Dept./Division:** Information Technologies

☐

**Augmentation Required**

**Funding Source:** General Fund

**PURPOSE/BACKGROUND:**

This request provides for an annual contract with Microsoft Corporation to provide technical support maintenance of existing and additional Microsoft software used on the city-wide computer network.

This requirement is exempt from the competitive bidding process pursuant to NRS 332.115.1(a), items which may only be contracted from a sole source.

POC: Roger Bruist - (425) 704-4864

**RECOMMENDATION:**

That the City Council approve the issuance of a purchase order for technical support maintenance of Microsoft software to Microsoft Corporation in the estimated annual amount of \$95,000 for the period from May 25, 2001 through May 24, 2002.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to bring forward and STRIKE Items 24, 55, 57, and 77, accept WITHDRAWAL of Item 53, and hold in ABEYANCE Item 60 to 5/16/2001 – UNANIMOUS**

**MINUTES:**

There was no discussion.

(9:30 – 9:31)

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**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

---

**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of authorization to use Nevada State Vehicle Bid Package 1171, Section 2.9 (TC) for the purchase of four (4) 2001 model year pickup trucks - Department of Field Operations - Award recommended to: JONES WEST FORD (\$93,892 - Internal Service Fund)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$93,892

☒

**Budget Funds Available**

**Dept./Division:** Fleet/Transportation Services

☐

**Augmentation Required**

**Funding Source:** Internal Service Fund

**PURPOSE/BACKGROUND:**

On May 10, 2000, the Nevada State Board approved the award of bid package 1171 for the purchase of various vehicles. Approval of this item will enable the City to purchase four (4) 2001 model year pickup trucks through the Nevada State Vehicle Bid Package 1171, Section 2.9.

This purchase is exempt from the competitive bidding process pursuant to NRS 332.195, which allows local governments to join or use the contracts of other governments.

POC: Bill Fletcher (775) 829-3364

**RECOMMENDATION:**

That the City Council approve the use of the Nevada State Vehicle Bid Package 1171, Section 2.9 for the purchase of four (4) 2001 model year pickup trucks from Jones West Ford in the amount of \$93,892.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of award of Bid Number 010080-TC, Purchase of Four (4) Prius Sedans - Department of Field Operations - Award recommended to: DESERT TOYOTA (\$74,800 - Capital Fund)

**Fiscal Impact**

☐

**No Impact**

**Amount: \$74,800**

☒

**Budget Funds Available**

**Dept./Division: Fleet/Transportation Services**

☐

**Augmentation Required**

**Funding Source: Capital Fund**

**PURPOSE/BACKGROUND:**

This purchase will provide Fleet/Transportation Services with four Prius Sedans.

POC: Sean McManaman, Desert Toyota - (702) 871-4111

**RECOMMENDATION:**

That the City Council approve the award of Bid Number 010080-TC, for the purchase of four (4) Prius Sedans to Desert Toyota in the amount of \$74,800.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES****DIRECTOR: MARK R. VINCENT**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of award of Bid Number 01.1762.03-RC, 2000-2001 Annual Slurry Seal, and approve the construction conflicts and contingency reserve set by Finance and Business Services - Department of Public Works - Award recommended to: CPM WEST (In the estimated amount of \$1,486,741 - Street Rehabilitation Fund) - All Wards

**Fiscal Impact**☐**No Impact****Amount:** \$1,486,741☒**Budget Funds Available****Dept./Division:** Public Works☐**Augmentation Required****Funding Source:** Street Rehabilitation Fund**PURPOSE/BACKGROUND:**

This project represents Pavement Managements' Annual Contract for the application of Polymer Modified Slurry Seal Surface Treatments. All work will be performed within the City of Las Vegas. Specific areas have been identified in this bid document and will be the first work scheduled. The location and extent of any additional work shall be designated by the Engineer and scheduled based upon availability of funding.

POC: Eric Reimschuessel - (702) 251-0016

**RECOMMENDATION:**

That the City Council approve the award of Bid Number 01.1762.03-RC, 2000-2001 Annual Slurry Seal to CPM WEST, in the estimated amount of \$1,486,741 and approve a construction conflicts and contingency reserve of \$113,259.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval to award Bid Number 010077-LED, Computer Room Floor Tile Replacement - Information Technologies Department - Award recommended to: DYNAMIC BUILDING SYSTEMS (\$32,800 - General Fund) - Ward 5 (Weekly)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$32,800

☒

**Budget Funds Available**

**Dept./Division:** Information Technologies

☐

**Augmentation Required**

**Funding Source:** General Fund

**PURPOSE/BACKGROUND:**

The work will consist of removal and disposal of approximately 1,800 sf of floor panels, repair of under structure and installation of re-conditioned floor panels in the Computer Room located in the City Hall Complex, 400 Stewart, Las Vegas, NV.

POC: Gene Brager - (702) 367-3336

**RECOMMENDATION:**

That the City Council approve the award of Bid Number 010077-LED, Computer Room Floor Tile Replacement to Dynamic Building Systems in the amount of \$32,800.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of the issuance of a purchase order for computer equipment for upgrading various disk and tape devices (JDF) - Department of Information Technologies - Award recommended to: COMPAQ COMPUTER CORPORATION (\$29,497 - General Fund)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$29,497

☒

**Budget Funds Available**

**Dept./Division:** Information Technologies

☐

**Augmentation Required**

**Funding Source:** General Fund

**PURPOSE/BACKGROUND:**

This requirement is for upgrading various disk and tape devices on the GS140 and 2100. The price has been negotiated under the Western States Contracting Alliance to ensure fair and reasonable pricing.

This item is exempt from competitive bidding under NRS 332.115.1(g), Hardware and associated peripheral equipment and devices for computers.

POC: Mike Euler - (888) 202-4682

**RECOMMENDATION:**

That the City Council approve the issuance of a purchase order for computer equipment in the amount of \$29,497.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of the issuance of a purchase order for computer equipment to be used to enable access to network resources (CW) - Department of Information Technologies - Award recommended to: INFOLINK TECHNOLOGIES (\$27,456 - General Fund)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$27,456

☒

**Budget Funds Available**

**Dept./Division:** Information Technologies

☐

**Augmentation Required**

**Funding Source:** General Fund

**PURPOSE/BACKGROUND:**

This requirement is for upgrading computer equipment to enable access to, and adequate capacity for, kiosk network resources such as e-mail, file and print services and Internet. Two quotations were solicited, to ensure fair and reasonable pricing.

This item is exempt from competitive bidding under NRS 332.115.1(g), Hardware and associated peripheral equipment and devices for computers.

POC: Julie Nielson - (702) 617-5801

**RECOMMENDATION:**

That the City Council approve the issuance of a purchase order for computer equipment to Infolink Technologies in the amount of \$27,456.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES****DIRECTOR: MARK VINCENT**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of the issuance of a purchase order for the upgrades to the Factorylink SCADA control systems at the Water Pollution Control Facility (DR) - Department of Public Works - Award recommended to: MASS GROUP, INC. (\$26,095 - Enterprise Fund)

**Fiscal Impact**☐**No Impact****Amount:** \$26,095☒**Budget Funds Available****Dept./Division:** Public Works/Environmental☐**Augmentation Required****Funding Source:** Enterprise Fund**PURPOSE/BACKGROUND:**

This request will provide for the necessary Factorylink upgrades to the SCADA control systems at the WPCF and Bonanza-Mojave systems to version 6.6 to convert the PLC communications from ModBus to TCP/IP and change the database to Oracle. This is necessary due to changes made to the equipment and programs at these facilities and to prepare for changes to the server operating system.

POC: Jim Huysentruyt - (818) 709-1255

**RECOMMENDATION:**

That the City Council approve the issuance of a purchase order for the upgrades to Factorylink SCADA control systems to Mass Group, Inc. in the amount of \$26,095.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of Substitution of a subcontractor for Bid Number 01.1739.04-LED, Buffalo Park - Department of Public Works - Award recommended to: A.G. P. PLUMBING, INC. - Ward 1 (M. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division: Public Works**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

On January 17, 2001 City Council awarded Bid Number 01.1739.04-LED, Buffalo Park in the amount of \$7,329,830 to American Asphalt & Grading. American Asphalt & Grading is requesting substitution of their plumbing subcontractor, Castaways Plumbing & Heating, Co. American Asphalt & Grading has stated in its request that Castaways has rescinded on their subcontract. Therefore, it is the request of American Asphalt & Grading that A.G.P. Plumbing, Inc. be allowed to perform work originally intended for Castaways Plumbing & Heating, Co.

POC: David Fortner - (702) 649-2669

**RECOMMENDATION:**

That the City Council approve the substitution of the plumbing subcontractor for Bid Number 01.1739.04-LED, Buffalo Park from Castaways Plumbing & Heating, Co. to A.G.P. Plumbing, Inc.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**AGENDA SUMMARY PAGE**  
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---

**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of an encroachment request from G.C. Wallace, Inc. on behalf of County of Clark, Nevada, owner (northeast corner of Shadow Lane and Kenyon Place) - Ward 5 (Weekly)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:** PW/City Engineer

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The proposed encroachment will consist of an approximate 1.5' wide strip of landscape extending from Kenyon Place for approximately 68' along the Shadow Lane property line consisting of various 15-gallon trees, 24" tall shrubs, 6" tall ground cover, and an irrigation system to satisfy a condition of Z-20-97(3) for the proposed Clark County Public Administration Warehouse. If approved the applicant will be required to sign an Encroachment Agreement which has conditions of liability, maintenance, and removal.

**RECOMMENDATION:**

Approval.

**BACKUP DOCUMENTATION:**

Encroachment Exhibit "A"/Vicinity Map northeast corner of Shadow Lane and Kenyon Place.

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

---

**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of an encroachment request from John J. & Marilyn R. Lee Family Trust, owner (Sycamore Trail south of Coran Lane) - Ward 5 (Weekly)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:** PW/City Engineer

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The existing encroachment consists of an approximate 5' wide strip of landscaping extending approximately 73' along the Sycamore Trail property line consisting of desert landscaping and a drip irrigation system to satisfy a condition of SD-10-97 for the John Lee Office Building. If approved the applicant will be required to sign an Encroachment Agreement which has conditions of liability, maintenance and removal.

**RECOMMENDATION:**

Approval

**BACKUP DOCUMENTATION:**

Encroachment Exhibit "A" (Sycamore Trail south of Coran Lane)

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of an issuance of a purchase order to pay Sprint for utility relocation at Buffalo Park (\$45,604 - Park Bond) - Ward 1 (M. McDonald)

**Fiscal Impact**

☐

**No Impact**

**Amount: \$45,604**

☒

**Budget Funds Available**

**Dept./Division: PW/Engineering Integration**

☐

**Augmentation Required**

**Funding Source: Park Bond**

**PURPOSE/BACKGROUND:**

During design, the decision was made to underground existing Sprint telephone lines that ran overhead through the park site. It was determined that the Sprint facilities are outside of the City's right-of-way and that the City's franchise agreement does not apply. Sprint requires reimbursement from the City to relocate their phone lines/equipment.

**RECOMMENDATION:**

Approval

**BACKUP DOCUMENTATION:**

Cost Estimate Invoice

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of an Interlocal Agreement to establish funding for the Las Vegas Wash activities for FY2001-02 (\$193,270 - Sanitation Fund) - (County)

**Fiscal Impact**

☐

**No Impact**

**Amount: \$193,270**

☒

**Budget Funds Available**

**Dept./Division: PW/Environmental**

☐

**Augmentation Required**

**Funding Source: Sanitation Fund**

**PURPOSE/BACKGROUND:**

On April 19, 2000 the council approved the Las Vegas Wash Comprehensive Adaptive Management Plan that authorized interlocal agreements for implementation. The subject interlocal agreement funds the City's 38.5% share of the unfunded budget.

**RECOMMENDATION:**

Approval

**BACKUP DOCUMENTATION:**

Interlocal Agreement, including Attachment A Operating Plan FY2001-02

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action (see individual item)**

**Items 46, 47, and 48**

**APPROVED under separate actions (see individual items)**

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a Temporary Construction Easement Agreement from Gore-Overgaard Broadcasting, Inc., a Delaware Corporation, for a portion of the Southwest Quarter (SW 1/4) of Section 22, T20S, R61E, M.D.M., for a construction easement area located on the north side of Owens Avenue, west of the I-15 Freeway 139-22-404-005 - Ward 5 (Weekly)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division: PW/City Engineer**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

**RECOMMENDATION:**

Approval

**BACKUP DOCUMENTATION:**

Temporary Construction Easement Agreement

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action (see individual item)**

**Items 46, 47, and 48**

**APPROVED under separate actions (see individual items)**

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval of a 60-day extension with Lone Mountain Little League (LMLL) for permission to use and operate a fixed concession stand located at Children's Memorial Park, 6601 West Gowan Road - Ward 6 (Mack)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:** Public Works/Real Estate

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

On February 20, 2001, Council approved staff to negotiate a Lease Agreement with LMLL and grant temporary use of the facility until the lease could be written and agreed upon. LMLL, a non-profit corporation, sent the City an unsolicited letter of proposal requesting use of a concession stand at Children's Memorial Park. LMLL is the little league association that has the programming rights for the fields at the park through the Department of Leisure Services. LMLL has provided all of the stainless steel kitchen equipment for the interior of the building.

**RECOMMENDATION:**

Approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

Approval to supplement construction contract with Eddie General Construction for the Bonanza Village Security Wall Project in the amount of \$45,000 (\$45,000 - Special Revenue Fund) -Ward 5 (Weekly)

**Fiscal Impact**

☐

**No Impact**

**Amount: \$45,000**

☒

**Budget Funds Available**

**Dept./Division: Public Works/City Engineer**

☐

**Augmentation Required**

**Funding Source: Special Revenue Fund**

**PURPOSE/BACKGROUND:**

Additional project costs related to construction conflicts and the work hiatus ordered by the Nevada Supreme Court have been incurred and/or are anticipated. Contract change orders for these costs will exceed the original \$25,000 contingency; an estimated increase of \$45,000 is required.

**RECOMMENDATION:**

Approval

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**RESOLUTIONS:**

**R-52-2001** - Approval of Resolution Awarding Bid - re: Special Improvement District No. 1482 - Gowan Road (Metro Park) from Hualapai Way to Jenson Street (\$101,170.79 - Capital Projects Fund - Special Assessments) - Ward 4 (Brown)

**Fiscal Impact**

☐

**No Impact**

**Amount: \$ 101,170.79**

☐

**Budget Funds Available**

**Dept./Division: PW/SID**

☒

**Augmentation Required**

**Funding Source: Capital Projects Fund - Special Assessments**

**PURPOSE/BACKGROUND:**

The installation of pavement, continuous left turn lane, "L" type curb and gutter, sidewalks, commercial driveway approach, sewer laterals, and streetlights.

**RECOMMENDATION:**

It is recommended that the City Council adopt this Resolution

**BACKUP DOCUMENTATION:**

Resolution No. R-52-2001

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**RESOLUTIONS:**

**R-53-2001** - Approval of a Resolution directing the City Engineer to prepare preliminary plans regarding: Special Improvement District 1480 - Buffalo Drive from Cheyenne Avenue to Lone Mountain Road - Ward 4 (Brown)

**Fiscal Impact**

☒

**No Impact**

**Amount: N/A**

☐

**Budget Funds Available**

**Dept./Division: PW/SID**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Installation of pavement, curb, gutter, sidewalk, driveways, streetlights, water laterals, water mains, sewer laterals, and sewer main.

**RECOMMENDATION:**

It is recommended that the City Council adopt this Resolution

**BACKUP DOCUMENTATION:**

Resolution No. R-53-2001

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**RESOLUTIONS:**

**R-54-2001** - Approval of a Resolution directing the City Treasurer to prepare the Eighteenth Assessment Lien Apportionment Report regarding: Special Improvement District No. 505 Elkhorn Springs Area (Levy Assessments) - Ward 6 (Mack)

**Fiscal Impact**

☒

**No Impact**

**Amount: N/A**

☐

**Budget Funds Available**

**Dept./Division: PW/SID**

☐

**Augmentation Required**

**Funding Source: Levy Assessments**

**PURPOSE/BACKGROUND:**

Acquiring and improving a street, road, water, sanitary sewer, storm sewer, curb and gutter and sidewalk project in the Elkhorn Springs Area.

**RECOMMENDATION:**

It is recommended that the City Council adopt this Resolution.

**BACKUP DOCUMENTATION:**

Resolution No. R-54-2001

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**RESOLUTIONS:**

**R-55-2001** - Approval of a Resolution approving the Eighteenth Assessment Lien Apportionment Report regarding: Special Improvement District No. 505 Elkhorn Springs Area (Levy Assessments) - Ward 6 (Mack)

**Fiscal Impact**

☒

**No Impact**

**Amount: N/A**

☐

**Budget Funds Available**

**Dept./Division: PW/SID**

☐

**Augmentation Required**

**Funding Source: Levy Assessments**

**PURPOSE/BACKGROUND:**

Acquiring and improving a street, road, water, sanitary sewer, storm sewer, curb and gutter and sidewalk project in the Elkhorn Springs Area.

**RECOMMENDATION:**

It is recommended that the City Council adopt this Resolution.

**BACKUP DOCUMENTATION:**

Resolution No. R-55-2001

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**RESOLUTIONS:**

**R-56-2001** - Approval of a Resolution directing the City Treasurer to prepare the Thirty-First Assessment Lien Apportionment Report regarding: Special Improvement District No. 404 Summerlin Area (Levy Assessments) - Ward 2 (L.B. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount: N/A**

☐

**Budget Funds Available**

**Dept./Division: PW/SID**

☐

**Augmentation Required**

**Funding Source: Levy Assessment**

**PURPOSE/BACKGROUND:**

Acquisition, construction and installation of a street, water, sanitary sewer, storm sewer, curb and gutter and sidewalk project. Parcels are located in Villages 1, 2, and 8.

**RECOMMENDATION:**

It is recommended that the City Council adopt this Resolution

**BACKUP DOCUMENTATION:**

Resolution No. R-56-2001

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**RESOLUTIONS:**

**R-57-2001** - Approval of a Resolution approving the Thirty-First Assessment Lien Apportionment Report regarding: Special Improvement District No. 404 Summerlin Area (Levy Assessments) - Ward 2 (L.B. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount: N/A**

☐

**Budget Funds Available**

**Dept./Division: PW/SID**

☐

**Augmentation Required**

**Funding Source: Levy Assessments**

**PURPOSE/BACKGROUND:**

Acquisition, construction and installation of a street, water, sanitary sewer, storm sewer, curb and gutter and sidewalk project. Parcels are located in Villages 1, 2, and 8.

**RECOMMENDATION:**

It is recommended that the City Council adopt this Resolution

**BACKUP DOCUMENTATION:**

Resolution No. R-57-2001

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

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**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

Approval of a right-of-way Grant for drainage purposes to the City of Las Vegas, for certain public drainage purposes located at Angel Park Golf Course, 100 South Rampart Boulevard - Ward 2 (L.B. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:** Public Works/Real Estate

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Execution of these right-of-way Grants are necessary to properly document and authorize existing flood drainage areas built between 1988-1993 under roadways and adjacent to the golf course. These Easements protect and preserve the City's right to alter these areas in the future, in case the need arises for some type of change for flood control purposes.

**RECOMMENDATION:**

The 4/30/2001 Real Estate Committee and staff recommend approval

**BACKUP DOCUMENTATION:**

Right-of-way Grant for Public Drainage, inclusive of four legal descriptions

**MOTION:**

**L.B. McDONALD - APPROVED as recommended – UNANIMOUS with M. McDONALD not voting**

**MINUTES:**

NOTE: A combined Verbatim Transcript of Items 46, 47, 48, and 67 is made a part of the Final Minutes under Item 67.

**APPEARANCES:**

JOHN McNELLIS, Deputy Director, Public Works Department  
DAVID ROARK, Manager, Real Estate and Asset Management Division  
JAMES HUSBAND, CEO, Heritage Five Golf Group  
BRAD JERBIC, City Attorney

CITY COUNCIL MEETING OF MAY 2, 2001

Public Works

Item 46 – Approval of right-of-way Grant for drainage purposes to the City of Las Vegas at Angel Park Gold Course

**MINUTES – Continued:**

NOTE: COUNCILMAN BROWN directed ASSISTANT CITY ATTORNEY REDLEIN to review the agreement to see if the City can perform audits of Angel Park on an annual basis and whether Angel Park is a fair investment for the City.

NOTE: COUNCILWOMAN McDONALD directed ASSISTANT CITY ATTORNEY REDLEIN to review the agreement with Angel Park and clarify whether a 20-year extension of the agreement would require both parties to be in accord.

(9:33 – 10:26)

**1-766**

**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

Approval of three Encroachment Agreements (Summerlin Parkway, Rampart North, Rampart South) from the City of Las Vegas to Angel Park LLC, for certain golf tunnels located at Angel Park Golf Course, 100 South Rampart Boulevard, located under Summerlin Parkway and Rampart Boulevard - Ward 2 (L.B. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:** Public Works/Real Estate

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Execution of these Encroachment Agreements are necessary to properly document and authorize existing tunnels built in 1988 under roadways adjacent to the golf course. These Encroachment Agreements protect and preserve the City's right to alter these tunnels in the future, if the need should arise for some type of change to our roadways, flood control purposes, or if a closure situation occurs. Angel Park will continue to maintain the tunnels under normal situations of daily operation.

**RECOMMENDATION:**

The 4/30/2001 Real Estate Committee and staff recommend approval

**BACKUP DOCUMENTATION:**

1. Summerlin Parkway Encroachment Agreement
2. Rampart North Encroachment Agreement
3. Rampart South Encroachment Agreement

**MOTION:**

**L.B. McDONALD - APPROVED as recommended – UNANIMOUS with M. McDONALD not voting**

**MINUTES:**

NOTE: A combined Verbatim Transcript of Items 46, 47, 48, and 67 is made a part of the Final Minutes under Item 67.

CITY COUNCIL MEETING OF MAY 2, 2001

Public Works

Item 47 – Approval of three Encroachment Agreements from the City of Las Vegas to Angel Park LLC

**MINUTES – Continued:**

APPEARANCES:

JOHN McNELLIS, Deputy Director, Public Works Department

DAVID ROARK, Manager, Real Estate and Asset Management Division

JAMES HUSBAND, CEO, Heritage Five Golf Group

BRAD JERBIC, City Attorney

NOTE: COUNCILMAN BROWN directed ASSISTANT CITY ATTORNEY REDLEIN to review the agreement to see if the City can perform audits of Angel Park on an annual basis and whether Angel Park is a fair investment for the City.

NOTE: COUNCILWOMAN McDONALD directed ASSISTANT CITY ATTORNEY REDLEIN to review the agreement with Angel Park and clarify whether a 20-year extension of the agreement would require both parties to be in accord.

(9:33 – 10:26)

**1-766**



**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

**REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly**

Approval of a Second Amendment to Restated Management Agreement between Angel Park LLC and the City of Las Vegas to record a new survey redefining the boundary lines for the Angel Park Golf Course, 100 South Rampart Boulevard - Ward 2 (L.B. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:** Public Works/Real Estate

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

In 1987, Angel Park LLC entered into agreement with the City of Las Vegas (CLV) to design, construct, and operate a golf course and related activities on approximately six hundred and forty (640) acres of land. We have reached an agreement to re-record the legal boundary line along the current fence line, which will return approximately one hundred (100) acres of unused land back to the ownership and control of the City. See attached Agenda Memo.

**RECOMMENDATION:**

The 4/30/2001 Real Estate Committee and staff recommend approval of the Agreement to redefine the boundary lines for Angel Park Golf Course and allow staff to file with the Clark County Recorder's Office the new survey of record and make the new survey a manner of permanent record as an Exhibit to the Restated Management Agreement

**BACKUP DOCUMENTATION:**

1. Agenda Memo
2. Second Amendment to Restated Management Agreement
3. Site Map

**MOTION:**

**L.B. McDONALD - APPROVED as recommended – UNANIMOUS with M. McDONALD not voting**

**MINUTES:**

NOTE: A combined Verbatim Transcript of Items 46, 47, 48, and 67 is made a part of the Final Minutes under Item 67.

CITY COUNCIL MEETING OF MAY 2, 2001

Public Works

Item 48 – Approval of a Second Amendment to the Restated Management Agreement between Angel Park LLC and the City of Las Vegas to record a new survey redefining the boundary lines for the Angel Park Golf Course

**MINUTES – Continued:**

**APPEARANCES:**

JOHN McNELLIS, Deputy Director, Public Works Department

DAVID ROARK, Manager, Real Estate and Asset Management Division

JAMES HUSBAND, CEO, Heritage Five Golf Group

BRAD JERBIC, City Attorney

NOTE: COUNCILMAN BROWN directed ASSISTANT CITY ATTORNEY REDLEIN to review the agreement to see if the City can perform audits of Angel Park on an annual basis and whether Angel Park is a fair investment for the City.

NOTE: COUNCILWOMAN McDONALD directed ASSISTANT CITY ATTORNEY REDLEIN to review the agreement with Angel Park and clarify whether a 20-year extension of the agreement would require both parties to be in accord.

(9:33 – 10:26)

**1-766**

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**DEPARTMENT: PUBLIC WORKS****DIRECTOR: RICHARD D. GOECKE**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

Approval of granting staff authorization to apply for a right-of-way grant for a detention basin located in the vicinity of Puli Road and Gilmore Avenue with the Bureau of Land Management (BLM) (\$100 - Public Works/Real Estate - Rental of Land) - (County)

**Fiscal Impact**☐**No Impact****Amount:** \$100 application fee☒**Budget Funds Available****Dept./Division:** Public Works/Real Estate☐**Augmentation Required****Funding Source:** PW Real Estate/Rental of Land**PURPOSE/BACKGROUND:**

In order to secure a site for a detention basin, City staff desires to make application for 120 acres of land in the vicinity of Puli Road and Gilmore Avenue. This project is intended to reduce the flood hazard to life and property in the northwest sector due to uncontrolled flood waters. After making application to the BLM, staff intends to apply for annexation of the land into City jurisdiction.

**RECOMMENDATION:**

The 4/30/2001 Real Estate Committee and staff recommend approval

**BACKUP DOCUMENTATION:**

BLM Application

**MOTION:****REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS****Item 24:****STRICKEN under separate action** (see individual item)**Items 46, 47, and 48****APPROVED under separate actions** (see individual items)**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☒

**CONSENT**

☐

**DISCUSSION**

**SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

Approval of a Land Purchase Agreement for the sale of approximately 3.75 acres of vacant real property, identified as Parcel Number 139-25-405-005, located on the northwest corner of East Bonanza Road and North Mojave Road, between Priority One Commercial (on behalf of the City of Las Vegas) and Primm Investment, Inc. (\$1,082,000 Revenue) - Ward 3 (Reese)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$1,082,000 Revenue

☐

**Budget Funds Available**

**Dept./Division:** Public Works/Real Estate

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

On December 6, 2000, the City Council authorized to market for sale the above referenced land. Staff has targeted this parcel to be marked as a potential commercial location. Priority One, as the authorized agent of the City, accepted the offer and fifty thousand dollars as earnest money. A copy of the contract and the money have been deposited at United Title to open escrow. The sale is contingent upon approval of an appropriate change of zoning and site plan development. This agreement is contingent upon approval by the City Council to make it binding.

**RECOMMENDATION:**

The 4/30/2001 Real Estate Committee and staff recommend approval of the contract

**BACKUP DOCUMENTATION:**

Land Purchase Agreement

**MOTION:**

**REESE – Motion to APPROVE Items 3-23, 25-45, 49, and 50 – UNANIMOUS**

**Item 24:**

**STRICKEN under separate action** (see individual item)

**Items 46, 47, and 48**

**APPROVED under separate actions** (see individual items)

**MINUTES:**

There was no related discussion.

(9:32 – 9:33)

**1-766**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY MANAGER'S OFFICE**

**DIRECTOR: VIRGINIA VALENTINE**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**ADMINISTRATIVE:**

Report and possible action concerning the status of 2001 legislative issues and take any necessary action

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Staff will report on pending legislation of the 2001 Nevada State Legislature.

**RECOMMENDATION:**

It is recommended that council accept report and direct staff, if necessary.

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – APPROVED** Acceptance of the report as given – **UNANIMOUS** with M. McDONALD not voting

**MINUTES:**

NOTE: A Verbatim Transcript is made a part of the Final Minutes.

**APPEARANCES:**

BETSY FRETWELL, Assistant City Manager

(10:26 – 10:31)

**1-2997**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: BUSINESS DEVELOPMENT**

**DIRECTOR: LESA CODER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

Report, discussion and possible action regarding the developer selection for 100 South Grand Central Parkway (aka Parkway Center V - APN 139-34-110-001) - Ward 5 (Weekly)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

In order to update the City Council regarding the development of the 61 acre parcel that the City recently acquired, staff has prepared a brief history of events and revised schedule of events in the developer selection process.

**RECOMMENDATION:**

Report and approval of the amended schedule of events and process for 100 South Grand Central Parkway (aka Parkway Center V - APN 139-34-110-001)

**BACKUP DOCUMENTATION:**

History & Schedule of Events

**MOTION:**

**WEEKLY – APPROVED as recommended and that a facilitator not be obtained until the developer is identified – UNANIMOUS with L.B. McDONALD abstaining because she has been approached to do consulting work for the UNLV School of Medicine and BROWN abstaining because one of the respondent's parent company owns the local baseball team, with which he is employed part-time**

**MINUTES:**

LESA CODER, Director, Office of Business Development, indicated that the Urban Land Institute (ULI) was recently in town for the workshop, which was very productive. Following that, the review panel appointed by the City Council reviewed the Request for Proposals and the ULI recommendations. A letter, contained in the backup documentation, was sent out requesting that the respondents refine their proposals and resubmit them no later than May 31, 2001.

In addition, staff is suggesting that the review panel review the re-submittals sometime between June 4 and 6 and make a selection based on the criteria that the review panel has determined so that it can be presented to the City Council at its June 20, 2001, meeting.

CITY COUNCIL MEETING OF MAY 2, 2001

Business Development

Item 52 – Report, discussion, and possible action regarding the developer selection for 100 South Grand Central Parkway

**MINUTES – Continued:**

MS. CODER requested approval and the Council's input about the selection of a project facilitator or project coordinator/consultant in order to maneuver the project forward in an expeditious manner. The cost for a facilitator is estimated at \$130,000 a year.

MAYOR GOODMAN stressed that it would be prudent to make the selection of the master developer before proceeding with a facilitator, because perhaps the cost of the facilitator could be shared between the master developer and the City. MS. CODER concurred. She then confirmed with MAYOR GOODMAN that there would not be any objection to moving forward with introductions in order to shorten the timeframe somewhat and allow staff to move forward rapidly once a developer is chosen.

COUNCILMAN WEEKLY questioned the amount of time the facilitator would be needed. MS. CODER anticipated that the commitment would be for a period of three to five years. The contract should be reviewed annually for performance and include a clause that would allow the discretion of the City and the developer to either continue or terminate services.

COUNCILMAN WEEKLY asked where the facilitator's salary would come from and how that would fit in with the current hiring freeze. DEPUTY CITY MANAGER HOUCHENS explained that the funds to pay for that position would come from the sale of the property; nevertheless, it would still have to be reviewed by the Freeze Committee, which consists of the City Manager, the two Deputy City Managers, the Assistant City Manager, the Director of Finance, and the Director of Human Resources.

There was no further discussion.

(10:31 – 10:38)

**1-3266/2-1**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**ABEYANCE ITEM** - Discussion and possible action on Appeal of Work Card Denial: Wendy Anne Carrillo, 5400 South Maryland Parkway #16, Las Vegas, Nevada 89119

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

**RECOMMENDATION:**

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE** – Motion to bring forward and **STRIKE** Items 24, 55, 57, and 77, accept **WITHDRAWAL** of Item 53, and hold in **ABEYANCE** Item 60 to 5/16/2001 – **UNANIMOUS**

**MINUTES:**

There was no discussion.

(9:30 – 9:31)

**1-678**



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**ABEYANCE ITEM** - Discussion and possible action on Appeal of Work Card Denial: Phillip Avion McGregor, 6109 Pawn Circle, Las Vegas, Nevada 89107

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

**RECOMMENDATION:**

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – APPROVED** the appeal, thereby **GRANTING** the work card subject to a one-year review (5/01/2002), site specific, and notification within 48 hours to the Las Vegas Metropolitan Police Department Special Investigations Bureau of any arrests or citations – **UNANIMOUS**

**MINUTES:**

The appellant was present.

SERGEANT PAUL PAGE, Las Vegas Metropolitan Police Department, indicated that he received a letter from the owner of the 7-Eleven indicating a willingness to hire MR. MCGREGOR despite his record.

There was no further discussion.

(10:38 – 10:40)

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

---

**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

Discussion and possible action on Appeal of Work Card Denial: Rogelio M. Blanco, Jr., 217 Fig Court, Las Vegas, Nevada 89145

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

**RECOMMENDATION:**

**BACKUP DOCUMENTATION:**

Appellant Letter of Appeal and City Clerk Notification Letter to Appellant

**MOTION:**

**REESE – Motion to bring forward and STRIKE Items 24, 55, 57, and 77, accept WITHDRAWAL of Item 53, and hold in ABEYANCE Item 60 to 5/16/2001 – UNANIMOUS**

**MINUTES:**

There was no discussion.

(9:30 – 9:31)

**1-678**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

---

**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

Discussion and possible action on Appeal of Work Card Denial: Tessie Darleen Johnson, 8400 West Charleston Boulevard #125, Las Vegas, Nevada 89107

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

**RECOMMENDATION:**

**BACKUP DOCUMENTATION:**

Appellant Letter of Appeal and City Clerk Notification Letter to Appellant

**MOTION:**

**REESE – APPROVED** the appeal, thereby **GRANTING** the work card subject to a one-year review (5/01/2002), site specific, and notification within 48 hours to the Las Vegas Metropolitan Police Department Special Investigations Bureau of any arrests or citations – **UNANIMOUS**

**MINUTES:**

The appellant was present.

SERGEANT PAUL PAGE, Las Vegas Metropolitan Police Department, indicated that MS. JOHNSON's employer indicated a willingness to hire her despite her record.

There was no further discussion.

(10:40 – 10:41)

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

Discussion and possible action on Appeal of Work Card Denial: Terry Cherry, 5055 Lindell Avenue, Apt. #1070, Las Vegas, NV 89118

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

**RECOMMENDATION:**

**BACKUP DOCUMENTATION:**

Appellant Letter of Appeal and City Clerk Notification Letter to Appellant

**MOTION:**

**REESE – Motion to bring forward and STRIKE Items 24, 55, 57, and 77, accept WITHDRAWAL of Item 53, and hold in ABEYANCE Item 60 to 5/16/2001 – UNANIMOUS**

**MINUTES:**

There was no discussion.

(9:30 – 9:31)

**1-678**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY ATTORNEY****DIRECTOR: BRADFORD R. JERBIC**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

Discussion and possible action to accept Grant No. 98-VAWG-44 awarded to the Office of the City Attorney for an additional \$3,600 from the Department of Justice as a short-term grant awarded to cover a short-fall on the current Violence Against Women Act (VAWA) grant - Grant No. 2000-VAWG-11 - (Grant Special Revenue Fund)

**Fiscal Impact**☐**No Impact****Amount: \$3,600**☒**Budget Funds Available****Dept./Division: CAO/Criminal**☐**Augmentation Required****Funding Source: Grant Special Revenue Fund****PURPOSE/BACKGROUND:**

The VAWA grant pays the salary and benefits for a Victim Witness Advocate. This money will pay the short-fall for the advocate's salary and benefits through the grant/fiscal year - June 30, 2001 and a portion of the money will be directed to training for the two advocates involved on the VAWA grant.

**RECOMMENDATION:**

It is the recommendation of the City Attorney's Office that the City Council approve this grant award.

**BACKUP DOCUMENTATION:**

Award document

**MOTION:**

**REESE – APPROVED as recommended – UNANIMOUS**

**MINUTES:**

CITY ATTORNEY JERBIC stated the item is in order. The City Attorney's office has used federal grant money to fund victim advocates. There are now two advocates that are bilingual and provide quite additional services to the community because of the enhanced grants.

BEATRICE TURNER, West Las Vegas, opined that more money is needed for this program.

There was no further discussion.

(10:41 – 10:43)

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY ATTORNEY****DIRECTOR: BRADFORD R. JERBIC**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

Discussion and possible action to allow the City Attorney's Office to apply for a Department of Justice subgrant for \$56,000 under the Violence Against Women Act (VAWA) - (Grant Special Revenue Fund)

**Fiscal Impact**☐**No Impact****Amount:** \$56,000☒**Budget Funds Available****Dept./Division:** CAO/Criminal☐**Augmentation Required****Funding Source:** Grant Special Revenue Fund**PURPOSE/BACKGROUND:**

The City Attorney's Office has been a VAWA grant recipient for five years. This grant application is to continue funding of a full-time victim witness advocate. The City Attorney's Office is seeking \$56,000 in VAWA funds and will match the grant award with in-kind sources (time and salary of a City funded advocate along with office space). Federal guidelines require a minimum 25% match. The time and salary match plus the office space match totals \$23,877 (exceeding the 25% required). The project total is \$79,877.

**RECOMMENDATION:**

It is the recommendation of the City Attorney's Office that the City Council approve this grant application.

**BACKUP DOCUMENTATION:**

Grant application

**MOTION:**

**REESE – APPROVED as recommended – UNANIMOUS**

**MINUTES:**

CITY ATTORNEY JERBIC stated the item is in order and requested approval.

There was no further discussion.

(10:43)

**2-170**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FIELD OPERATIONS**

**DIRECTOR: LARRY HAUGSNESS**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

Report on the functions and projects of the Department of Field Operations

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:** Field Operations

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Larry Haugsness, Field Operations Director, would like to present the Mayor and Council with an overview of the functions and projects managed by the Department of Field Operations.

**RECOMMENDATION:**

Report only, no action required

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**REESE – Motion to bring forward and STRIKE Items 24, 55, 57, and 77, accept WITHDRAWAL of Item 53, and hold in ABEYANCE Item 60 to 5/16/2001 – UNANIMOUS**

**MINUTES:**

There was no discussion.

(9:30 – 9:31)

**1-678**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

---

**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

Discussion and possible action regarding Temporary Approval of a new Massage Establishment License, Scott D. Zelensky, dba Pro-Active Health Therapeutic Services, 1130 South Rainbow Blvd., Scott D. Zelensky, 100% - Ward 1 (M. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Discussion and possible action regarding Temporary Approval of a new Massage Establishment License

**RECOMMENDATION:**

Recommend approval

**BACKUP DOCUMENTATION:**

Agenda Memo

Letter from Scott Zelensky

Map

**MOTION:**

**M. McDONALD – APPROVED as recommended – UNANIMOUS**

**MINUTES:**

The applicant was present.

JIM DiFIORE, Manager, Business Services, explained that the recommendation for approval came before the police report was received. Therefore, he recommended approval of a temporary license with authorization to issue a final license upon inspection of the facility.

There was no further discussion.

(10:43 – 10:44)

**2-187**



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

Discussion and possible action regarding a Six Month Review of a Class II Secondhand Dealer License, Floyd Henry Armstrong, dba Armstrong Emporium, 1228 South Main Street, Floyd H. Armstrong, 100%, Lester A. Armstrong, Investor, John J. Armstrong, Investor - Ward 3 (Reese)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Discussion and possible action regarding a Six Month Review of a Class II Secondhand Dealer License

**RECOMMENDATION:**

Recommendation to be provided following discussion of this item at the City Council meeting

**BACKUP DOCUMENTATION:**

Agenda Memo

**MOTION:**

**REESE – APPROVED as recommended – UNANIMOUS**

**MINUTES:**

The applicant was not present.

JIM DiFIORE, Manager, Business Services, was present.

SERGEANT PAUL PAGE, Las Vegas Metropolitan Police Department, indicated that there are no new areas of concern.

There was no further discussion.

NOTE: Subsequent to the meeting it was clarified with MR. DiFIORE that staff's recommendation was for approval with no requirement for future additional reviews based upon Metro's finding of no areas of concern.

(10:44 – 10:45)

**2-230**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

Discussion and possible action regarding a One Year Review of a Class III-B Secondhand Dealer License, Jose Mendoza, dba Special Pallets, 1410 Western Ave., Suite B, Jose R. Mendoza, 100% - Ward 3 (Reese)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Discussion and possible action regarding a One Year Review of a Class III-B Secondhand Dealer License

**RECOMMENDATION:**

Recommendation to be provided following discussion of this item at the City Council meeting

**BACKUP DOCUMENTATION:**

Agenda Memo

**MOTION:**

**REESE – APPROVED with no further reviews – UNANIMOUS**

**MINUTES:**

The applicant was present. MARIA MARINCH, Council Liaison, interpreted for MR. MENDOZA.

SERGEANT PAUL PAGE, Las Vegas Metropolitan Police Department, indicated that MR. MENDOZA's drivers license was suspended as of February 7, 2001. JIM DiFIORE, Manager, Business Services, countered that MR. MENDOZA showed him a current drivers license. MS. MARINCH interpreted that MR. MENDOZA's license was not suspended. He received a notice from the Department of Motor Vehicles asking him to return the old license, which he did, and he was issued a new license.

There was no further discussion.

NOTE: MAYOR GOODMAN directed MS. MARINCH to follow up and assess the status of MR. MENDOZA's drivers license.

(10:45 – 10:49)

**2-263**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: FINANCE AND BUSINESS SERVICES**

**DIRECTOR: MARK R. VINCENT**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**ABEYANCE ITEM** - Discussion and possible action regarding Change of Location for a Beer/Wine/Cooler Off-sale Liquor License subject to the provisions of the planning and fire codes and Health Dept. regulations, Son & Son, dba Jackson Market, From: 1312 F Street, Suite D, To: 1218 D Street, Ki S. Son, Co-Owner, 50%, Suk C. Son, Co-Owner, 50% - Ward 5 (Weekly)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

Discussion and possible action regarding Change of Location for a Beer/Wine/Cooler Off-sale Liquor License

**RECOMMENDATION:**

Recommendation to be provided following discussion of this item at the City Council meeting

**BACKUP DOCUMENTATION:**

None

**MOTION:**

**GOODMAN – ABEYANCE to 5/16/2001 – motion carried with WEEKLY and M. McDONALD voting NO**

NOTE: A previous motion by Weekly for denial failed with Goodman, Reese, Brown, and Mack voting NO.

NOTE: A previous motion by Weekly to trail the matter until the afternoon session carried Unanimously.

**MINUTES:**

NOTE: A Verbatim Transcript is made a part of the Final Minutes.

**APPEARANCES:**

JIM DiFIORE, Manager, Business Services

SERGEANT PAUL PAGE, Las Vegas Metropolitan Police Department

CITY COUNCIL MEETING OF MAY 2, 2001

Finance and Business Services

Item 64 – Discussion and possible action regarding Change of Location for a Beer/Wine/Cooler Off-sale Liquor License, Son & Son, dba Jackson Market

APPEARANCES – Continued:

ATTORNEY DAVE CROSBY, 711 S. 8<sup>th</sup> Street

KI S. SON

AL GALLEGOS, citizen of Las Vegas

BEATRICE TURNER, West Las Vegas

DELLA MILLER

TODD FARLOW, 240 N. 19<sup>th</sup> Street

BRAD JERBIC, City Attorney

SUK C. SON, during the afternoon session

DALE LEWIS, 4830 West Montera Circle, during the afternoon session

NOTE: During the morning session MAYOR GOODMAN directed MR. DiFIORE to inspect the subject establishment for any drug paraphernalia.

(10:49 – 11:22/1:39 – 2:17)

**2-370/4-1**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: NEIGHBORHOOD SERVICES****DIRECTOR: SHARON SEGERBLOM**      ☐ **CONSENT**      ☒ **DISCUSSION****SUBJECT:**

Public hearing, discussion and possible action on the Clark County and City of Las Vegas U.S. Housing and Urban Development (HUD) 2001 Action Plan of the Housing and Urban Development Consolidated Plan

**Fiscal Impact**

<input checked="" type="checkbox"/>	<b>No Impact</b>	<b>Amount:</b>
<input type="checkbox"/>	<b>Budget Funds Available</b>	<b>Dept./Division:</b>
<input type="checkbox"/>	<b>Augmentation Required</b>	<b>Funding Source:</b>

**PURPOSE/BACKGROUND:**

In order to receive federal and state funds for housing and community development activities, the City of Las Vegas, in conjunction with Clark County, must submit an Action Plan (see attachment) to the U.S. Department of Housing and Urban Development (HUD) no later than May 15, 2001. The Action Plan indicates the amount of funding allocated to each local jurisdiction for the period of July 2001 through June 2002. The funding sources include Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME), Emergency Shelter Grant (ESG) and Housing Opportunities for Persons with AIDS (HOPWA).

**RECOMMENDATION:**

The City Manager recommends approval of the Action Plan for submittal to the Department of Housing and Urban Development (HUD) including consideration of public comment as required by HUD.

**BACKUP DOCUMENTATION:**

1. Agenda Memo
2. Draft Housing and Community Development HUD Consolidated Action Plan FY2001-2002
3. Public Notice from Clark County

**MOTION:**

**REESE – APPROVED as recommended – UNANIMOUS with WEEKLY not voting**

NOTE: A motion by Brown for reconsideration carried unanimously with M. McDonald not voting, thereby rescinding the initial motion for approval by Reese, which also carried unanimously with Weekly not voting.

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

CITY COUNCIL MEETING OF MAY 2, 2001

Neighborhood Services

Item 65 – Public Hearing, discussion, and possible action on the Clark County and City of Las Vegas U.S. Housing and Urban Development 2001 Action Plan of the Housing and Urban Development Consolidated Plan

**MINUTES – Continued:**

SHARON SEGERBLOM, Director, Neighborhood Services Department, stated the matter is a housekeeping item. The draft action plan has been prepared for submission to the Department of Housing and Urban Development (HUD) for its review and approval in order for the City to receive federal and state funding for housing and community development. HUD requires that the action plan be submitted no later than May 15, 2001. The plan indicates the amount of funding to the City for the period July 2001 through June 2002. Funding sources include Community Development Block Grants (CDBG), Home Investment Partnerships (HOME), Emergency Shelter Grant (ESG), and Housing Opportunities for Persons with AIDS (HOPWA). The plan also describes the projects and programs that the City Council approved at the City Council meeting of April 4, 2001, the methods for distributing the funds, and the coordination of the housing and community development activities. The funds for the City of Las Vegas would total \$8,041,020.

She noted that the citizen participation process included four meetings in various neighborhoods to identify and update the community needs and priorities. The meetings were held in West Las Vegas, Downtown Las Vegas, East Las Vegas, and Meadows Village. The draft plan is available for public viewing and comment, as required, at over 55 locations. She recommended approval.

NOTE: COUNCILMAN BROWN called the item back for reconsideration after Item 66 for clarification on what would happen to a project and the involved funding if that specific project listed in the action plan would require additional funding or Council approval. MS. SEGERBLOM replied that amendments can be made to the action plan through an application to HUD; in fact, it is not uncommon.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(11:22 – 11:25/11:33 – 11:35)

**2-1533/2-1938**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: NEIGHBORHOOD SERVICES****DIRECTOR: SHARON SEGERBLOM**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

Discussion and possible action regarding the HOME Investment Partnership ("HOME") Program Agreement to Loan Funds to SDASHS Apartments, Ltd. to Construct City Center Apartments for land acquisition to construct a 300 unit apartment complex located at Bridger and 8<sup>th</sup> Street (\$485,000 - HOME Grant Funds) - Ward 5 (Weekly)

**Fiscal Impact**☐**No Impact****Amount:** \$485,000☒**Budget Funds Available****Dept./Division:** Neigh. Svcs./Neigh. Devel.☐**Augmentation Required****Funding Source:** HOME Grant funds**PURPOSE/BACKGROUND:**

Discussion regarding the HOME Investment Partnership ("HOME") Program Agreement to Loan Funds to SDASHS Apartments, Ltd. to Construct City Center Apartments in the amount of \$485,000 for land acquisition to construct 300 units; 295 of the units will be affordable housing. The apartments will include efficiency, one and two bedroom units and some retail space located at 8<sup>th</sup>, 9<sup>th</sup>, Carson and Bridger. This project is located in a vital area of redevelopment for the city of Las Vegas across from the Downtown Community Center and adjacent to the Home Ownership Downtown Redevelopment Project.

**RECOMMENDATION:**

It is the recommendation of the City Manager to approve the Home Investment Partnership ("HOME") Program Agreement to Loan Funds to SDASHS Apartments, Ltd. to Construct City Center Apartments and to authorize the Mayor to sign any and all necessary agreements.

**BACKUP DOCUMENTATION:**

Home Investment Partnership ("HOME") Program Agreement to Loan Funds to SDASHS Apartments, Ltd. to Construct City Center Apartments

**MOTION:**

**WEEKLY – APPROVED as recommended – UNANIMOUS**

**MINUTES:**

STEVEN BIAGOTTI, 1200 Riverside Drive, Reno, Nevada; was present.

SHARON SEGERBLOM, Director, Neighborhood Services Department, explained that the project site is surrounded by 8<sup>th</sup> Street, Carson Avenue, 9<sup>th</sup> Street, and Bridger Avenue. On June 21, 2000, the City Council allocated the City Center Apartment project \$6,550,000 in private activity bonds. After finalization of the negotiations, the land costs of two of the parcels placed

CITY COUNCIL MEETING OF MAY 2, 2001

Neighborhood Services

Item 66 – Discussion and possible action regarding the HOME Investment Partnership Program Agreement to Loan funds to SDASHS Apartments, Ltd., to construct city center apartments for land acquisition to construct a 300 unit apartment complex located at Bridger and 8<sup>th</sup> Street

**MINUTES – Continued:**

the project over the budget and the developer was forced to exclude the parcels from the project site and scale back the project. However, without these two key pieces of property, the project would not be as successful or as aesthetically pleasant. The main entrance would have been placed off of Carson Avenue, and the project would not have included a retail venue. The site is a key component to the revitalization of the surrounding area.

She pointed out that other current development projects in the area include the five new infill cluster homes that Nigro Development is building, the Culinary Hospitality Union proposed expansion, and the Junior League Headquarter site.

In working with Planning and Development staff, Neighborhood Services staff strongly concurs that the project would be best located along 8<sup>th</sup> and Bridger Avenue instead of facing Carson Avenue. Therefore, she recommended approval of the loan to ensure achievement of the desired site plan that was introduced originally, which would include the retail aspect and the entrance facing Carson.

She referred to a drawing on the overhead and briefly described the project. The project would include a 300-unit apartment complex and 3,000 square feet of retail. The rents would range from \$562 to \$723 a month. The loan would be made at a 5% interest rate, accrue interest for up to 20 years, and have equal amortization payments for 21 to 40 years. The project would have a 40-year period of affordability. If the project is sold before the life of the loan, the remaining balance of the loan would be required to be paid at the time of the sale. The City would place a lien on the project until the funds were paid in full. It is anticipated that construction of the project will begin in September of 2001.

MAYOR GOODMAN confirmed with MS. SEGERBLOM that the money to be loaned would come from federal funds. He then asked if a 40-year period to pay off the loan was common, because it seemed to be a very long time even for a federal loan. MS. SEGERBLOM replied that the interest accrues for 20 years. The goal of the HOME funds is to keep affordability. MR. BIAGOTTI interjected that he has seen other examples of HOME funds being paid off in 40 years.

COUNCILMAN MACK noted that he was fortunate enough to join the City Council at the Joint Council meeting in Reno, Nevada, where he had the opportunity to view MR. BIAGOTTI's



CITY COUNCIL MEETING OF MAY 2, 2001

Neighborhood Services

Item 66 – Discussion and possible action regarding the HOME Investment Partnership Program Agreement to Loan funds to SDASHS Apartments, Ltd., to construct city center apartments for land acquisition to construct a 300 unit apartment complex located at Bridger and 8<sup>th</sup> Street

**MINUTES – Continued:**

project, which resembles the Las Vegas project. MR. BIAGOTTI indicated that the design aspects are similar, but this project will include a swimming pool and a separate parking garage. MAYOR GOODMAN encouraged MR. BIAGOTTI to take up Metro's offer to safe proof the complex. MR. BIAGOTTI accepted the offer and stated that it has been very helpful in other cities to work with law enforcement.

COUNCILMAN McDONALD stressed that police involvement is very important for this project, because statistics have proven that drug addicts stay in the area and do not leave. MR. BIAGOTTI concurred that a good rapport with the police department is very important. MAYOR GOODMAN noted that Las Vegas Metropolitan Police Department is committed to making sure that downtown is safe and vibrant in order for this type of project to be successful.

COUNCILMAN WEEKLY congratulated MR. BIAGOTTI on such a beautiful project and said that it will be an enhancement to the area.

There was no further discussion.

(11:25 – 11:33)

**2-1630**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

Discussion and possible action on a Management Company, Heritage Five Golf Group, at Angel Park Golf Course, 100 South Rampart Boulevard, for management and oversight duties - Ward 2 (L.B. McDonald)

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:** Public Works/Real Estate

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The City has been notified by O.B. Sports, who has previously managed the operations of the Angel Park Golf Course, that another company, Heritage Five Golf Group, would begin assuming management and oversight responsibilities of the golf course. There is no change of ownership or financial responsibility of the golf course. Angel Park, LLC, who has the contract with the City on the golf course, has made a corporate decision that O.B. Sports will operate the clubs they own and Heritage will operate the clubs they lease.

**RECOMMENDATION:**

Staff recommends approval

**BACKUP DOCUMENTATION:**

Agreement submitted per City Attorney subsequent to meeting for execution by Mayor  
Submitted at the meeting: letter from Heritage Five Management Group, LLC, dated 4/23/2001

**MOTION:**

**L.B. McDONALD - APPROVED as recommended, requiring that the full disclosure of principals be submitted before execution may occur – UNANIMOUS with M. McDONALD not voting and BROWN voting NO**

NOTE: A previous motion by Reese to bring the matter forward for discussion in conjunction with Items 46, 47, and 48 carried unanimously.

**MINUTES:**

NOTE: A combined Verbatim Transcript of Items 46, 47, 48, and 67 is made a part of the Final Minutes under Item 67.

**APPEARANCES:**

JOHN McNELLIS, Deputy Director, Public Works Department

DAVID ROARK, Manager, Real Estate and Asset Management Division

CITY COUNCIL MEETING OF MAY 2, 2001

Public Works

Item 67 – Discussion and possible action on a Management Company, Heritage Five Golf Group, at Angel Park Gold Course for management and oversight duties

APPEARANCES - Continued:

JAMES HUSBAND, CEO, Heritage Five Golf Group

BRAD JERBIC, City Attorney

NOTE: COUNCILMAN BROWN directed ASSISTANT CITY ATTORNEY REDLEIN to review the agreement to see if the City can perform audits of Angel Park on an annual basis and whether Angel Park is a fair investment for the City.

NOTE: COUNCILWOMAN McDONALD directed ASSISTANT CITY ATTORNEY REDLEIN to review the agreement with Angel Park and clarify whether a 20-year extension of the agreement would require both parties to be in accord.

(9:33 – 10:26)

**1-766**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PUBLIC WORKS****DIRECTOR: RICHARD D. GOECKE**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

**ABEYANCE ITEM** - Discussion and possible action to direct staff with regard to the possible demolition or removal of the house at 1651 South Buffalo Drive (house situated on the Buffalo park site) (\$0-\$20,000 - General Fund) - Ward 1 (M. McDonald)

**Fiscal Impact**☐**No Impact****Amount:** Ranges from none to \$20,000☒**Budget Funds Available****Dept./Division:** Public Works☐**Augmentation Required****Funding Source:** General Fund**PURPOSE/BACKGROUND:**

Previously, Council has given Staff authority to negotiate leases with either or both the Pop Warner Football League and the Nevada Youth Football League for the use of "Buffalo House". The Pop Warner League was receptive at one time to a lease arrangement but has since sent a letter stating they are no longer interested. Nevada Youth League is still however talking with Staff about lease terms. Neighborhood residents are voicing concerns that unless the house is used only by the City that it would become a nuisance to the neighborhood. Their concerns seem to center around long term appearance and maintenance.

**RECOMMENDATION:**

That Council direct staff regarding removal of the Buffalo house.

**BACKUP DOCUMENTATION:**

1. Vicinity Map showing house location and park boundaries
2. Transcript of January 3, 2001 City Council

**MOTION:**

**M. McDONALD – STRIKE – UNANIMOUS**

**MINUTES:**

COUNCILMAN McDONALD indicated that extensive discussion has been held about this matter. Several of the adjacent neighbors to the west and south of this location are concerned about the brick wall to the north and west of the property; they would like it to flow continuously with the fence surrounding the park. Access to Buffalo Road from the house will not be permitted. He noted that Pop Warner Football has bowed out and yielded the house to Nevada Youth Football, who has commitment to be a good neighbor. Therefore, rather than demolishing the house, COUNCILMAN McDONALD requested the item be stricken.

CITY COUNCIL MEETING OF MAY 2, 2001

Public Works

Item 68 – Discussion and possible action to direct staff with regard to the possible demolition or removal of the house at 1651 South Buffalo Drive

**MINUTES – Continued:**

JOHN McNELLIS, Deputy Director, Public Works Department, stated that Real Estate Division staff has had numerous discussions with the Nevada Youth Football Board of Directors. A written offer has been submitted and staff is discussing terms. Hopefully the lease agreement can be presented to the Council before July for consideration.

At the request of COUNCILMAN McDONALD, ASSISTANT CITY ATTORNEY REDLEIN opined that all options were open. If Leisure Services would have had a problem or needed the building, they would have made it known. MR. McNELLIS suggested that it was more appropriate to strike the matter, because staff is still in the middle of negotiating a possible lease with Nevada Youth Football. When the matter is brought back it could be placed on the agenda to either accept the lease or consider the demolition of the house, making it more of an all-inclusive item. ASSISTANT CITY ATTORNEY REDLEIN concurred with MR. McNELLIS.

NOTE: COUNCILWOMAN McDONALD directed MR. McNELLIS to consider all of the potential uses of this property before considering its demolition, because the City is at a point where it is trying to do more with less.

NOTE: COUNCILMAN BROWN directed CITY CLERK RONEMUS that the minutes of the January 3, 2001, City Council meeting relating to this property be made a part of these Final Minutes.

There was no further discussion.

(11:35 – 11:44)

**2-2052**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PUBLIC WORKS**

**DIRECTOR: RICHARD D. GOECKE**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

Discussion and possible action on payment schedules, and options and funding for costs associated with aesthetic improvements at Bonanza Village Security Wall Project with Eddie General Construction (\$85,000-\$200,000 - Special Revenue Fund) Ward 5 (Weekly)

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$85,000-to-\$200,000

☒

**Budget Funds Available**

**Dept./Division:** PW/City Engineer

☐

**Augmentation Required**

**Funding Source:** Special Revenue Fund

**PURPOSE/BACKGROUND:**

Residents of the Bonanza Village have raised concerns regarding payment schedules and aesthetic concerns for the Bonanza Village Security Wall Project. Staff has conducted a survey of the residents and obtained estimates for options for aesthetic changes.

**RECOMMENDATION:**

That City Council approve the payment period desired by the majority of the residents responding, and that City Council determine whether the aesthetic concerns raised by the residents justify the expenditure of additional funds.

**BACKUP DOCUMENTATION:**

Results of resident survey as of 4-20-01

**MOTION:**

**WEEKLY – APPROVED a 20-year payment plan, directing the CITY ATTORNEY to draft a letter to be mailed to all Bonanza Village residents informing them of the affects of the 10-year plan and the advantages of making accelerated payments and of the hardship relief option through Clark County Social Services – UNANIMOUS**

**MINUTES:**

NOTE: A Verbatim Transcript is made a part of the Final Minutes.

**APPEARANCES:**

RICHARD GOECKE, Director, Public Works Department

DAN CONTRERAS, Bonanza Village resident

MONTE LOCKNER, Vice President, Bonanza Village Homeowners Association

JACKIE PHILLIPS, President, Bonanza Village Homeowners Association

CITY COUNCIL MEETING OF MAY 2, 2001

Public Works

Item 69 – Discussion and possible action on payment schedules and options and funding for costs associated with aesthetic improvements at Bonanza Village Security Wall Project with Eddie General Construction

APPEARANCES - Continued:

JAMES SHIPP, 1723 Ophir Drive

BEATRICE TURNER, West Las Vegas

BRAD JERBIC, City Attorney

BRYAN SCOTT, Deputy City Attorney

(11:44 – 12:13)

**2-2429**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY MANAGER'S OFFICE**

**DIRECTOR: VIRGINIA VALENTINE**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**RESOLUTIONS:**

**R-58-2001** - Discussion and possible action on a Resolution supporting the Southern Nevada Regional Planning Coalition's efforts to coordinate strategies on Yucca Mountain

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

There is a need for regional intergovernmental collaboration to address the challenges facing Southern Nevada on Yucca Mountain issues. The Southern Nevada Regional Planning Coalition can provide this regional strength in addressing these potentially significant issues and coordinate strategies toward preserving and enhancing the quality of life for Southern Nevadans.

**RECOMMENDATION:**

It is recommended that the City Council adopt the resolution.

**BACKUP DOCUMENTATION:**

Resolution No. R-58-2001

**MOTION:**

**GOODMAN – APPROVED adoption of R-58-2001 – UNANIMOUS with WEEKLY not voting**

**MINUTES:**

As the Chair of the Southern Nevada Regional Planning Coalition, MAYOR GOODMAN stated that the Coalition proposed a position similar to what has been adopted by the City Council, to strenuously do everything possible to keep nuclear waste from being transported through local streets in route to Yucca Mountain. All of the entities agreed with R-58-2001.

There was no further discussion.

(12:13 – 12:14)



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: BUSINESS DEVELOPMENT**

**DIRECTOR: LESA CODER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**RESOLUTIONS:**

**R-59-2001** - Discussion and possible action regarding a Resolution Consenting to Certain Undertakings of the City of Las Vegas Redevelopment Agency in Connection with the Owner Participation Agreement for RR Properties, LLC (Mainor and Harris) for Landscaping, Exterior Improvements, and the Purchase of an Adjacent Site to be Used for Public and Private Parking in Connection with the Development of a 27,000 Square Foot Law Center Located at the Southeast Corner of Gass Avenue and Fourth Street (NTE \$390,000 – RDA Special Revenue Fund) - Ward 3 (Reese) [NOTE: THIS ITEM IS RELATED TO REDEVELOPMENT AGENCY ITEM #B]

**Fiscal Impact**

☐

**No Impact**

☒

**Budget Funds Available**

☐

**Augmentation Required**

**Amount:** Amount not to exceed \$390,000

**Dept./Division:** Business Development

**Funding Source:** Redevelopment Agency Special Revenue Fund

**PURPOSE/BACKGROUND:**

RR, LLC have approached the Redevelopment Agency requesting assistance for landscaping and exterior improvements in connection with the development of a 27,000 sq. ft. 3 story Law Center located at the southeast corner of Gass Avenue and Fourth Street. The owners will also purchase the adjacent lot for the purpose of establishing additional parking in the downtown. The City will have exclusive parking rights to the lot from the hours of 5:00 p.m. until 6:00 a.m.

**RECOMMENDATION:**

Approval

**BACKUP DOCUMENTATION:**

1. Resolution No. R-59-2001
2. Owner Participation Agreement (OPA)

**MOTION:**

**REESE – APPROVED as recommended – UNANIMOUS**

**MINUTES:**

NOTE: A Verbatim Transcript is made a part of the Final Minutes.

CITY COUNCIL MEETING OF MAY 2, 2001  
Business Development  
Item 71 – R-59-2001

APPEARANCES:

LESA CODER, Director, Office of Business Development  
RANDALL MAINOR  
RICHARD HARRIS  
GEORGE RUSH

(12:14 – 12:24)

**3-227**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY CLERK****DIRECTOR: BARBARA JO (RONI) RONEMUS**    ☐ **CONSENT**    ☒ **DISCUSSION****SUBJECT:****BOARDS & COMMISSIONS:**

**ABEYANCE ITEM** - ETHICS REVIEW BOARD – Earle W. White, Jr., Term Expiration 4-14-2001; Robert J. Fleming, Term Expiration 4-14-2001; Linda Young, Term Expiration 5-12-2001

**Fiscal Impact**

<input checked="" type="checkbox"/>	<b>No Impact</b>	<b>Amount:</b>
<input type="checkbox"/>	<b>Budget Funds Available</b>	<b>Dept./Division:</b>
<input type="checkbox"/>	<b>Augmentation Required</b>	<b>Funding Source:</b>

**PURPOSE/BACKGROUND:**

In 1993, the previous Ethics Committee was abolished and a new Ethics Review Board was established consisting of five members, terms of four years and no limit to the number of terms which may be served. Council members from Wards 1 through 4 shall appoint one person to the Board with the Mayor designating the Chair subject to confirmation by a majority of the City Council. Earle White, appointed in 1997 by Mayor Jones, has served as Chair and Robert Fleming, appointed in 1997 by Councilman Reese, has served as Vice Chair of this Board. Ward 4 Councilman Callister appointed Linda Young in 1997. Mr. White, Mr. Fleming and Ms. Young are eligible for reappointment. At the April 18 Council Meeting, Mayor Goodman requested abeyance of this matter until the meeting of May 2, 2001

**RECOMMENDATION:**

Options are:

Mayor Goodman to reappoint Mr. White OR appoint another citizen as Chairman;  
Councilman Reese to reappoint Mr. Fleming OR appoint another citizen as member;  
Councilman Brown to reappoint Ms. Young OR appoint another citizen as member.

**BACKUP DOCUMENTATION:**

Current Listing and Authority – Ethics Review Board

**MOTION:****GOODMAN – ABEYANCE to 5/16/2001 – UNANIMOUS****MINUTES:**

MAYOR GOODMAN stated that discussions are still ongoing.

There was no further discussion.

(12:24 – 12:25)

**3-547**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY CLERK****DIRECTOR:** BARBARA JO (RONI) RONEMUS ☐ **CONSENT** ☒ **DISCUSSION****SUBJECT:****BOARDS & COMMISSIONS:**

PARK & RECREATION ADVISORY COMMISSION – Arthur C. Jordan, Term  
Expiration 3-24-2003 (Resigned)

**Fiscal Impact**

<input checked="" type="checkbox"/>	<b>No Impact</b>	<b>Amount:</b>
<input type="checkbox"/>	<b>Budget Funds Available</b>	<b>Dept./Division:</b>
<input type="checkbox"/>	<b>Augmentation Required</b>	<b>Funding Source:</b>

**PURPOSE/BACKGROUND:**

The Park & Recreation Advisory Commission consists of 15 members appointed by the City Council. Mr. Arthur Jordan has resigned from this Commission and his term of appointment will expire March 24, 2003. On April 4, 2001, Councilman Weekly recommended a citizen to serve on this Commission. Unfortunately, the citizen is unable to serve so a new individual will need to be appointed to fill this unexpired term.

**RECOMMENDATION:**

Procedure for this Board requires appointment by the City Council. It will be necessary to fill Mr. Jordan's unexpired term which expires March 24, 2003.

**BACKUP DOCUMENTATION:**

Memo from Dr. Barbara Jackson with Mr. Jordan's Letter of Resignation  
Current Listing & Authority Park & Recreation Advisory Commission  
Commission Interest Form –Vernell Paul McNeal (Ward 3)

**MOTION:**

**WEEKLY – Motion to APPOINT: Cedric Col, 920 W. Owens Avenue, Las Vegas, Nevada 89106 - UNANIMOUS**

Clerk to notify

**MINUTES:**

COUNCILMAN WEEKLY stated that MR. COLE is currently serving as a Deputy Board Manager for the Southern Nevada Workforce and Investment Board. He is very active in the community and would be a great addition to the Park and Recreation Advisory Commission.

There was no further discussion.

(12:25 – 12:26)

**3-563**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY CLERK****DIRECTOR: BARBARA JO (RONI) RONEMUS**    ☐ **CONSENT**    ☒ **DISCUSSION****SUBJECT:****BOARDS & COMMISSIONS:**

TRAFFIC &amp; PARKING COMMISSION - Ted Carry - Term Expiration 5-27-2001

**Fiscal Impact**

<input checked="" type="checkbox"/>	<b>No Impact</b>	<b>Amount:</b>
<input type="checkbox"/>	<b>Budget Funds Available</b>	<b>Dept./Division:</b>
<input type="checkbox"/>	<b>Augmentation Required</b>	<b>Funding Source:</b>

**PURPOSE/BACKGROUND:**

The term of appointment for Mr. Ted Carry will expire May 27, 2001. Ordinance #5258 enacted October 4, 2000 increased the public membership to seven, one member residing in and representing each of the six Wards and one member representing the City as a whole. Mr. Carry represents Ward 5 and as such, this seat requires Councilman Lawrence Weekly's recommendation. Mr. Carry is eligible for reappointment as there are no limits to the number of terms which may be served.

**RECOMMENDATION:**

Procedure for this Board requires appointment by the Mayor with confirmation by the City Council. This appointee must be a resident of Ward 5, and Councilman Lawrence Weekly is eligible to make the recommendation. Options are to reappoint Mr. Carry or appoint a new member from Ward 5 to fill this seat.

**BACKUP DOCUMENTATION:**

Current Listing &amp; Authority - Traffic &amp; Parking Commission

**MOTION:****WEEKLY – Motion to REAPPOINT Ted Carry - UNANIMOUS**

Clerk to notify

**MINUTES:**

COUNCILMAN WEEKLY said that MR. CARRY is a very active member.

There was no further discussion.

(12:26)  
**3-594**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: NEIGHBORHOOD SERVICES**

**DIRECTOR: SHARON SEGERBLOM** ☐ **CONSENT** ☒ **DISCUSSION**

**SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

**ABEYANCE ITEM** - Discussion and possible action on the Second Amendment to the Operational Agreement between the City of Las Vegas and S.V.d.P. Management, Inc. for Las Vegas Village located at 1559 North Main Street - Ward 5 (Weekly)

**Fiscal Impact**

<input checked="" type="checkbox"/>	<b>No Impact</b>	<b>Amount:</b>
<input type="checkbox"/>	<b>Budget Funds Available</b>	<b>Dept./Division:</b>
<input type="checkbox"/>	<b>Augmentation Required</b>	<b>Funding Source:</b>

**PURPOSE/BACKGROUND:**

On December 6, 1995, the City of Las Vegas City Council approved the Operational Agreement of Las Vegas Village (Agreement) between the City of Las Vegas and S.V.d.P. Management, Inc. On June 19, 1998, the City Council approved an amendment to the aforementioned agreement to reflect language which allowed S.V.d.P. to apply for a Supportive Housing Program (SHP) grant. The second amendment is to revise language in the original agreement under Article 6.1 to allow S.V.d.P. to use both permanent improvement funding and program funding to meet the \$5,000,000 match the City required to be able to sell them the property.

**RECOMMENDATION:**

The 4/30/2001 Real Estate Committee referred this item to Full Council with no recommendation. Staff recommends approval of amending the Second Amendment to the Operational Agreement of Las Vegas Village to amend the original match requirement.

**BACKUP DOCUMENTATION:**

Second Amendment to Operational Agreement of Las Vegas Village

**MOTION:**

**GOODMAN – Motion to terminate the agreement, thereby denying the Second Amendment – UNANIMOUS with MACK abstaining because he is a board member of M.A.S.H. Village**

**MINUTES:**

NOTE: A Verbatim Transcript is made a part of the Final Minutes.

CITY COUNCIL MEETING OF MAY 2, 2001

Neighborhood Services

Item 75 – Discussion and possible action on the Second Amendment to the Operational Agreement between the City of Las Vegas and S.V.d.P. Management, Inc., for Las Vegas Village

**MINUTES – Continued:**

**APPEARANCES:**

FATHER JOSEPH CARROLL, M.A.S.H. Village

DEAN COLLINS, Vice President of Development, M.A.S.H. Village

(12:26 – 12:35)

**3-622**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: BUSINESS DEVELOPMENT****DIRECTOR: LESA CODER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

Discussion and possible action regarding lease for real property between City of Las Vegas and U.S. Government through the Department of Veterans Affairs for land in the Las Vegas Enterprise Park - Ward 5 (Weekly)

**Fiscal Impact**☐**No Impact****Amount:** \$1.00 Annual lease rent☒**Budget Funds Available****Dept./Division:** OBD/Economic Dev. Div.☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

Lease of 3.228 acres of land in the Las Vegas Enterprise Park to the U.S. Government to enable the selection of an enhanced use lessee to build an office facility for the Veterans Benefits Administration.

**RECOMMENDATION:**

The 4/30/2001 Real Estate Committee recommends approval. It is recommended by the City Manager that the City Council approve the execution of the Lease Agreement with the U. S. Government and that the Mayor be authorized to execute the same.

**BACKUP DOCUMENTATION:**

1. Agenda Memo
2. Lease Agreement
3. Site Maps

**MOTION:**

**REESE – APPROVED as recommended – UNANIMOUS with WEEKLY abstaining because of the proximity of the property to his home and potential impact on the value of his property**

**MINUTES:**

EILEEN STROUT, Director, VA Regional Office, was present.

LESA CODER, Director, Office of Business Development, noted that the appropriate disclosures were included in the backup documentation. The property is located west of the present VA Ambulatory Clinic. The proposed lease would be for \$1 a year for a period of time that would



CITY COUNCIL MEETING OF MAY 2, 2001

Business Development

Item 76 – Discussion and possible action regarding a lease for real property between City of Las Vegas and US Government through the Department of Veterans Affairs for land in the Las Vegas Enterprise Park

**MINUTES – Continued:**

extend to May 3, 2003, during which time the actual developer of the building hopefully would be selected.

There was no further discussion.

(12:35 – 12:37)

**3-915**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: BUSINESS DEVELOPMENT**

**DIRECTOR: LESA CODER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly**

Discussion and possible action regarding a Real Property Purchase and Sale Agreement between the City of Las Vegas and Reliance Studios Holding Co., LLC for the sale of land in the Las Vegas Technology Center (Gain of \$1,025,064/Industrial Park Fund) - Ward 4 (Brown)

**Fiscal Impact**

☐

**No Impact**

**Amount:** Gain of \$1,025,064

☐

**Budget Funds Available**

**Dept./Division:** OBD/Economic Dev. Div.

☐

**Augmentation Required**

**Funding Source:** Industrial Park Fund

**PURPOSE/BACKGROUND:**

Sale of 2.94 acres of land in the Las Vegas Technology Center to Reliance Studios Holding Co., LLC (RS) for the construction of a studio and office facility to be used by Reliance Pictures.

**RECOMMENDATION:**

The 4/30/2001 Real Estate Committee recommends this item be stricken. It is recommended by the City Manager that the City Council approve the execution of the Purchase and Sale Agreement with RS and that the Mayor be authorized to execute the same, and any and all documents including the Exhibits attached to the Agreement.

**BACKUP DOCUMENTATION:**

1. Agenda Memo
2. Real Property Purchase and Sale Agreement
3. Site Maps

**MOTION:**

**REESE – Motion to bring forward and STRIKE Items 24, 55, 57, and 77, accept WITHDRAWAL of Item 53, and hold in ABEYANCE Item 60 to 5/16/2001 – UNANIMOUS**

**MINUTES:**

There was no discussion.

(9:30 – 9:31)

**1-678**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR:** BRADFORD R. JERBIC

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT THIS MEETING:

**Bill No. 2001-36** – Levies Assessment re: Special Improvement District No. 1475 - Westcliff Drive (Cimarron Road to Rainbow Boulevard) (\$52,003.45 - Capital Projects Fund - Levy Assessments) - Ward 2 (L.B. McDonald). Sponsored by: Step Requirement

**Fiscal Impact**

☐

**No Impact**

**Amount:** \$52,003.45

☐

**Budget Funds Available**

**Dept./Division:** PW/SID

☒

**Augmentation Required**

**Funding Source:** Capital Projects Fund - Levy Assessments

**PURPOSE/BACKGROUND:**

Installation of “L” type curb and gutter, sidewalks, streetlights water laterals, and sewer laterals. Costs will be recovered over a 10 year period.

**RECOMMENDATION:**

ADOPTION at 5/2/2001 City Council meeting as pursuant to the 4/16/2001 Recommending Committee.

Committee: Councilmen Weekly and Mack; First Reading – 4/4/2001; First Publication – 4/21/2001

**BACKUP DOCUMENTATION:**

Bill No. 2001-36

**MOTION:**

**WEEKLY – Second Reading and BILL ADOPTED as recommended as Ordinance No. 5321 - UNANIMOUS**

**MINUTES:**

There was no discussion.

(12:37 – 12:38)

**3-994**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT THIS MEETING:**

**Bill No. 2001-37** – Annexation No. A-0016-99(A) – Property Location: On the east side of U. S. Highway 95 and the west side of Hualapai Way; Petitioned By: City of Las Vegas; Acreage: Approximately 7.66 acres; Zoned: H-2 (County Zoning), U(PCD) (City Equivalent); Sponsored by: Councilman Michael Mack

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The proposed ordinance annexes certain real property located on the east side of U. S. Highway 95 and the west side of Hualapai Way. The annexation is at the request of the City, with the concurrence of the Bureau of Land Management as owner. The annexation process has now been completed in accordance with the NRS and the final date of annexation (May 11, 2001) is set by this ordinance.

**RECOMMENDATION:**

**ADOPTION** at 5/2/2001 City Council meeting as pursuant to the 4/16/2001 Recommending Committee.

Committee: Councilmen Weekly and Mack; First Reading – 4/4/2001; First Publication – 4/21/2001

**BACKUP DOCUMENTATION:**

Bill No. 2001-37 and Location Map

**MOTION:**

**L.B. McDONALD – Second Reading and BILL ADOPTED** as recommended as Ordinance No. 5322 – UNANIMOUS with WEEKLY not voting

**MINUTES:**

There was no discussion.

(12:38 – 12:39)

**3-1032**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT THIS MEETING:**

**Bill No. 2001-38** – Annexation No. A-0017-99(A) – Property Location: On the northwest corner of Torrey Pines Drive and Horse Drive; Petitioned By: City of Las Vegas; Acreage: Approximately 175.38 acres; Zoned: R-E (County Zoning), U(P) (City Equivalent); Sponsored by: Councilman Michael Mack

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The proposed ordinance annexes certain real property located on the northwest corner of Torrey Pines Drive and Horse Drive. The annexation is at the request of the City, with the concurrence of the Bureau of Land Management as owner. The annexation process has now been completed in accordance with the NRS and the final date of annexation (May 11, 2001) is set by this ordinance.

**RECOMMENDATION:**

**ADOPTION** at 5/2/2001 City Council meeting as pursuant to the 4/16/2001 Recommending Committee.

Committee: Councilmen Weekly and Mack; First Reading – 4/4/2001; First Publication – 4/21/2001

**BACKUP DOCUMENTATION:**

Bill No. 2001-38 and Location Map

**MOTION:**

**MACK – Second Reading and BILL ADOPTED** as recommended as Ordinance No. 5323 – **UNANIMOUS** with **WEEKLY** not voting

**MINUTES:**

There was no discussion.

(12:39 – 12:40)

**3-1057**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT THIS MEETING:**

**Bill No. 2001-39** – Annexation No. A-0020-00(A) – Property Location: Approximately 330 feet north of the Gilmore Avenue alignment on the east side of the Marla Street alignment; Petitioned By: Albert and Marilyn Schouten Trust; Acreage: Approximately 2.59 acres; Zoned: R-U (County Zoning), U(PCD) (City Equivalent); Sponsored by: Councilman Larry Brown

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The proposed ordinance annexes certain real property located approximately 330 feet north of the Gilmore Avenue alignment on the east side of the Marla Street alignment. The annexation is at the request of the property owner. The annexation process has now been completed in accordance with the NRS and the final date of annexation (May 11, 2001) is set by this ordinance.

**RECOMMENDATION:**

**ADOPTION** at 5/2/2001 City Council meeting as pursuant to the 4/16/2001 Recommending Committee.

Committee: Councilmen Weekly and Mack; First Reading – 4/4/2001; First Publication – 4/21/2001

**BACKUP DOCUMENTATION:**

Bill No. 2001-39 and Location Map

**MOTION:**

**MACK – Second Reading and BILL ADOPTED as recommended as Ordinance No. 5324 – UNANIMOUS**

**MINUTES:**

There was no discussion.

(12:40)

**3-1081**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT THIS MEETING:**

**Bill No. 2001-40** – Annexation No. A-0021-00(A) – Property Location: On the northeast corner of the intersection of the Marla Street and Gilmore Avenue alignments; Petitioned By: William and Grace Berk, et al; Acreage: Approximately 2.59 acres; Zoned: R-U (County Zoning), U(PCD) (City Equivalent); Sponsored by: Councilman Larry Brown

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The proposed ordinance annexes certain real property on the northeast corner of the intersection of the Marla Street and Gilmore Avenue alignments. The annexation is at the request of the property owners. The annexation process has now been completed in accordance with the NRS and the final date of annexation (May 11, 2001) is set by this ordinance.

**RECOMMENDATION:**

**ADOPTION** at 5/2/2001 City Council meeting as pursuant to the 4/16/2001 Recommending Committee.

Committee: Councilmen Weekly and Mack; First Reading – 4/4/2001; First Publication – 4/21/2001

**BACKUP DOCUMENTATION:**

Bill No. 2001-40 and Location Map

**MOTION:**

**WEEKLY** – Second Reading and **BILL ADOPTED** as recommended as Ordinance No. 5325 – UNANIMOUS

**MINUTES:**

There was no discussion.

(12:40 – 12:41)

**3-1108**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT THIS MEETING:**

**ABEYANCE ITEM - Bill No. 2001-41** – Requires persons who work as escorts to obtain a health card. Sponsored by: Mayor Oscar B. Goodman

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

This bill will require persons who work as escorts to obtain a health card.

**RECOMMENDATION:**

ADOPTION at 4/18/2001 City Council meeting as pursuant to the 4/16/2001 Recommending Committee.

Committee: Councilmen Weekly and Mack; First Reading – 4/4/2001; First Publication – 4/7/2001

**BACKUP DOCUMENTATION:**

Bill No. 2001-41

**MOTION:**

**GOODMAN – Motion to STRIKE and introduce a new bill at the next meeting - UNANIMOUS**

**MINUTES:**

NOTE: A combined Verbatim Transcript of Items 83 and 84 is made a part of the Final Minutes under Item 83.

**APPEARANCES:**

BRAD JERBIC, City Attorney

(12:41 – 12:46)

**3-1133**



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT THIS MEETING:**

**ABEYANCE ITEM - Bill No. 2001-42** – Requires persons who work as outcall entertainers to obtain a health card. Sponsored by: Mayor Oscar B. Goodman

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

This bill will require persons who work as outcall entertainers to obtain a health card.

**RECOMMENDATION:**

ADOPTION at 4/18/2001 City Council meeting as pursuant to the 4/16/2001 Recommending Committee.

Committee: Councilmen Weekly and Mack; First Reading – 4/4/2001; First Publication – 4/7/2001

**BACKUP DOCUMENTATION:**

Bill No. 2001-42

**MOTION:**

**GOODMAN – Motion to STRIKE and introduce a new bill at the next meeting - UNANIMOUS**

**MINUTES:**

NOTE: A combined Verbatim Transcript of Items 83 and 84 is made a part of the Final Minutes under Item 83.

**APPEARANCES:**

BRAD JERBIC, City Attorney

(12:46 – 12:47)

**3-1319**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**NEW BILL:**

**Bill No. 2001-43** – Annexation No. A-0030-98(A) – Property Location: Between Grand Teton Drive and Gilcrease Avenue, approximately 660 feet east of Hualapai Way; Petitioned By: City of Las Vegas; Acreage: Approximately 20.54 acres; Zoned: R-E (County Zoning), U (PCD) (City Equivalent); Sponsored by: Councilman Michael Mack

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The proposed ordinance annexes certain real property located between Grand Teton Drive and Gilcrease Avenue, approximately 660 feet east of Hualapai Way. The annexation is at the request of the City, with the concurrence of the Bureau of Land Management as owner. The annexation process has now been completed in accordance with the NRS and the final date of annexation (June 15, 2001) is set by this ordinance.

**RECOMMENDATION:**

This bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

**BACKUP DOCUMENTATION:**

Bill No. 2001-43 and Location Map

**MOTION:**

**None required.**

**MINUTES:**

First Reading – Referred – COUNCILMEN WEEKLY and MACK

5/14/2001 Recommending Committee

5/16/2001 Council Agenda

(12:47 – 12:48)

**3-1329**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**NEW BILL:**

**Bill No. 2001-44** – Annexation No. A-0013-99(A) – Property Location: On the northwest corner of Gowan Road and the Western Beltway; Petitioned By: City of Las Vegas; Acreage: Approximately 10.34 acres; Zoned: R-U (County Zoning), U (PCD) (City Equivalent); Sponsored by: Councilman Larry Brown

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The proposed ordinance annexes certain real property located on the northwest corner of Gowan Road and the Western Beltway. The annexation is at the request of the City, with the concurrence of the Bureau of Land Management as owner. The annexation process has now been completed in accordance with the NRS and the final date of annexation (June 15, 2001) is set by this ordinance.

**RECOMMENDATION:**

This bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

**BACKUP DOCUMENTATION:**

Bill No. 2001-44 and Location Map

**MOTION:**

**None required.**

**MINUTES:**

First Reading – Referred – COUNCILMEN WEEKLY and MACK

5/14/2001 Recommending Committee

5/16/2001 Council Agenda

(12:47 – 12:48)

**3-1329**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

---

**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**NEW BILL:**

**Bill No. 2001-45** – Annexation No. A-0005-00(A) – Property Location: On the northeast corner of Cheyenne Avenue and Fort Apache Road; Petitioned By: Fort Apache Convenience Limited Liability Company; Acreage: 2.67 acres; Zoned: C-2 (County Zoning), C-1 (City Equivalent); Sponsored by: Councilman Larry Brown

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The proposed ordinance annexes certain real property located on the northeast corner of Cheyenne Avenue and Fort Apache Road. The annexation is at the request of the owner. The annexation process has now been completed in accordance with the NRS and the final date of annexation (June 15, 2001) is set by this ordinance.

**RECOMMENDATION:**

This bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

**BACKUP DOCUMENTATION:**

Bill No. 2001-45 and Location Map

**MOTION:**

**None required.**

**MINUTES:**

First Reading – Referred – COUNCILMEN WEEKLY and MACK

5/14/2001 Recommending Committee

5/16/2001 Council Agenda

(12:47 – 12:48)

**3-1329**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

---

**DEPARTMENT: CITY ATTORNEY**

**DIRECTOR: BRADFORD R. JERBIC**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**NEW BILL:**

**Bill No. 2001-46** – Expands the boundaries of the Downtown Casino Overlay District and allows the waiver of certain distance requirements within that District. Sponsored by: Mayor Oscar B. Goodman and Councilman Lawrence Weekly

**Fiscal Impact**

☒

**No Impact**

**Amount:**

☐

**Budget Funds Available**

**Dept./Division:**

☐

**Augmentation Required**

**Funding Source:**

**PURPOSE/BACKGROUND:**

The Downtown Casino Overlay District currently serves to mark the boundaries within which certain casino-related uses may operate outside the usual zoning requirements. This bill would expand the District to include an additional block to the east, as well as the UP Site to the west and southwest. Additionally, the bill would relax within the expanded District the normal distance requirements applicable to taverns. This will allow entertainment locations to be grouped together where appropriate, thereby encouraging redevelopment and revitalization of the area. The City Council will continue to have the discretion to approve or deny an application at any particular location.

**RECOMMENDATION:**

This bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

**BACKUP DOCUMENTATION:**

Bill No. 2001-46 (including incorporated map)  
Additional Map Illustrating Expansion

**MOTION:**

**None required.**

**MINUTES:**

First Reading – Referred – COUNCILMEN WEEKLY and MACK

5/14/2001 Recommending Committee

5/16/2001 Council Agenda

(12:47 – 12:48)

**3-1329**

**THE MORNING SESSION RECESSED AT 12:48 P.M.**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY CLERK**

**DIRECTOR: BARBARA JO (RONI) RONEMUS** ☐ **CONSENT** ☐ **DISCUSSION**

**SUBJECT:**

Any items from the afternoon session that the Council, staff and/or the applicant wishes to be stricken or held in abeyance to a future meeting may be brought forward and acted upon at this time

**MOTION:**

**REESE – Motion to bring forward and HOLD IN ABEYANCE Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – UNANIMOUS**

**MINUTES:**

COUNCILMAN WEEKLY asked that Item No. 96 be held in abeyance to 5/16/2001 rather than to the 6/6/2001 meeting as previously posted. GREG BORGEL confirmed 5/16/2001 to be the correct date.

BILL CURRAN, 601 S. Rancho, appeared on behalf of the applicant and requested Item Nos. 111 and 112 be withdrawn. He stated that his client is not able to comply with the roadway right-of-way conditions imposed. COUNCILMAN MACK agreed to the withdrawal of both items and stated that the condition on public roads right-of-way is a standard condition.

There was no further discussion.

(2:17 – 2:28)

**4-1050**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

---

**DEPARTMENT: NEIGHBORHOOD SERVICES****DIRECTOR: SHARON SEGERBLOM**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

Public hearing to consider the report of expenses to recover costs for abatement of dangerous building located at 1917 S. 17<sup>th</sup> Street. PROPERTY OWNER: ALFREDO NAHUM & MARIA HERNANDEZ - Ward 3 (Reese)

**Fiscal Impact**☐**No Impact****Amount:** \$1,766.40☒**Budget Funds Available****Dept./Division:** Neighborhood Services/Response☐**Augmentation Required****Funding Source:** General Fund**PURPOSE/BACKGROUND:**

The subject property was corrected by securing, boarding, and cleaning the vacant house. Removing all high vegetation, garbage, trash, debris, weeds from all yards. Trimming the palm trees that were touching the power lines, and securing the open crawl space in the back yard and posting a "No Trespassing" sign on the property. The condition of the property was a public hazard and an attractive nuisance. The Department of Neighborhood Services declared the property in violation and started legal notification. When no corrective action was taken nor an appeal filed, the Department of Neighborhood Services hired K.O. Construction to abate the problem.

**RECOMMENDATION:**

That the City Council: 1. Approve the report of expenses in the amount of \$1,766.40 in order that the above charges be filed and recorded against the property, constituting a special assessment and lien. 2. Authorize that the Notice and Lien of Assessment be duly recorded with the County Treas.

**BACKUP DOCUMENTATION:**

1. Agenda Memo
2. Location Map
3. Report of Expenses
4. Contractor Disclosure
5. Notice of Public Hearing
6. Chronological List of Events
7. Copy of the Notice and Claim of Lien

**MOTION:****REESE – APPROVED the action of Neighborhood Services – UNANIMOUS**

CITY COUNCIL MEETING OF MAY 2, 2001  
Neighborhood Services Department  
Item 90 – 1917 S. 17<sup>th</sup> Street

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

DAVE SEMENZA, Neighborhood Services, had a video shown of the subject property and stated that the property was open and accessible to vagrants. All trash and debris was removed, trees were trimmed, the vacant house was secured and cleaned and a no trespassing sign was posted. The property was a source of concern to the public and the Fire and Police Departments because of the hazardous conditions. The Department of Neighborhood Services declared the property in violation and started legal notification. When no corrective action was taken nor an appeal filed, the Department of Neighborhood Services hired K.O. Construction to abate the problem. He recommended that the City Council approve the report of expenses in the amount of \$1,766.40 in order that a Notice and Lien of Assessment be filed and recorded with the Clark County Treasurer.

AL GALLEG0, Las Vegas citizen, argued that the house was not secured. He witnessed a vagrant asleep beneath the house, a storage bin showed evidence of someone having slept there and he noticed exposed wiring hanging out from the electrical box. MAYOR GOODMAN asked MR. SEMENZA to look into the situation. MR. SEMENZA responded that at the time the pictures were taken the house had been secured; however, he would return to ensure a remedial action is made.

TODD FARLOW, 240 North 19<sup>th</sup> Street, asked whether anything has been done about how long these buildings may remain boarded up.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: COUNCILMAN REESE asked to be apprised when the building was secured.

(2:28 – 2:31)

**4-1456**



**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PLANNING AND DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

PLANNING & DEVELOPMENT DEPARTMENT PM SESSION INDEX:

***CONSENT AGENDA***

NO ITEMS

***DISCUSSION/ACTION ITEMS***

- REVIEW OF CONDITION - SPECIAL USE PERMIT - PUBLIC HEARING  
**91 U-0138-99(1) - St. George Episcopal Church**
- MAJOR MODIFICATION - LONE MOUNTAIN MASTER DEVELOPMENT PLAN - PUBLIC HEARING  
**92 Z-0033-97(22) - Bureau of Land Management on behalf of Chartered Development**
- SITE DEVELOPMENT PLAN REVIEW AND LANDSCAPING WAIVER RELATED TO Z-0033-97(22) - PUBLIC HEARING  
**93 Z-0033-97(23) - Bureau of Land Management on behalf of Chartered Development**
- SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING  
**94 SD-0003-01 - Verlas Corporation on behalf of United Parcel Service**  
**95 Z-0020-97(32) - Bean Family Trust**  
**96 Z-0100-97(3) - Union Pacific Railroad Company on behalf of Furniture Mart Enterprise, Limited Liability Company**  
**97 Z-0087-98(2) - LB LVTC II, Limited Liability Company**  
**98 Z-0073-99(1) - KMW, Limited Liability Company**
- STREET NAME CHANGE - PUBLIC HEARING  
**99 SNC-0001-01 - Thomas J. Ahey**
- VARIANCE - PUBLIC HEARING  
**100 ABEYANCE ITEM - V-0009-01 - Martin & Phyllis Schwartz Revocable Family Trust on behalf of Charleston Rancho Plaza**  
**101 ABEYANCE ITEM - V-0010-01 - 5 Star Properties-Charleston & Rancho on behalf of University Medical Center of Southern Nevada**  
**102 V-0015-01 - Charleston & Marion Partners, Limited Liability Company**

# City of Las Vegas

PLANNING & DEVELOPMENT - Page Two

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City Council Meeting of May 2, 2001

- 103**     SPECIAL USE PERMIT RELATED TO V-0015-01 - PUBLIC HEARING  
**U-0031-01** - Charleston & Marion Partners, Limited Liability Company
- 104**     SITE DEVELOPMENT PLAN REVIEW RELATED TO V-0015-01 AND U-0031-01 - PUBLIC HEARING  
**Z-0068-75(9)** - Charleston & Marion Partners, Limited Liability Company
- 105**     VARIANCE - PUBLIC HEARING  
**V-0023-01** - Downtown Redevelopment Group, Limited Liability Company on behalf of Nigro Associates
- 106**     WAIVER RELATED TO V-0023-01 - PUBLIC HEARING  
**WVR-0002-01** - Downtown Redevelopment Group, Limited Liability Company on behalf of Nigro Associates
- 107**     SITE DEVELOPMENT PLAN REVIEW RELATED TO V-0023-01 AND WVR-0002-01 - PUBLIC HEARING  
**Z-0007-53(1)** - Downtown Redevelopment Group, Limited Liability Company on behalf of Nigro Associates
- 108**     REQUIRED REVIEW - SPECIAL USE PERMIT - PUBLIC HEARING  
**U-0146-99(1)** - M.V.R. Corporation on behalf of Speedee Mart
- 109**     REQUIRED ONE YEAR REVIEW - SPECIAL USE PERMIT - PUBLIC HEARING  
**ABEYANCE ITEM - U-0296-94(2)** - K & J Partnership on behalf of Eller Outdoor Advertising
- 110**     REQUIRED TWO YEAR REVIEW - SPECIAL USE PERMIT - PUBLIC HEARING  
**U-0271-93(2)** - Szechwan Corporation on behalf of Lamar Outdoor Advertising Company
- 111**     SPECIAL USE PERMIT - PUBLIC HEARING  
**ABEYANCE ITEM - U-0026-01** - The Southland Employees Trust on behalf of Phillip Painter
- 112**     SITE DEVELOPMENT PLAN REVIEW RELATED TO U-0026-01 - PUBLIC HEARING  
**ABEYANCE ITEM - SD-0009-01** - The Southland Employees Trust on behalf of Phillip Painter

# City of Las Vegas

PLANNING & DEVELOPMENT - Page Three

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City Council Meeting of May 2, 2001

## SPECIAL USE PERMIT - PUBLIC HEARING

- 113 U-0027-01 - Plaza Commercial Center, Limited Liability Company
- 114 U-0028-01 - Gateway Motel, Inc. on behalf of Reagan National Advertising
- 115 U-0029-01 - Bank of Montreal
- 116 U-0030-01 - General Growth Properties on behalf of Meadows Mall
- 117 U-0032-01 - John D. Bayer, Inc. on behalf of Terrible Herbst Oil Company

## SITE DEVELOPMENT PLAN REVIEW AND LANDSCAPING WAIVER RELATED TO U-0032-01 - PUBLIC HEARING

- 118 Z-0058-66(3) - John. D. Bayer, Inc. on behalf of Terrible Herbst Oil Company

## SPECIAL USE PERMIT - PUBLIC HEARING

- 119 U-0033-01 - Pan Pacific Retail Properties on behalf of Verizon Wireless
- 120 U-0034-01 - T.J.P. Nevada, Limited Partnership on behalf of Seiler, Inc.

## REZONING - PUBLIC HEARING

- 121 Z-0002-01 - Albert Eugene, Limited Partnership

## VARIANCES RELATED TO Z-0002-01 - PUBLIC HEARING

- 122 V-0002-01 - Albert Eugene, Limited Partnership
- 123 V-0006-01 - Albert Eugene, Limited Partnership

## SITE DEVELOPMENT PLAN REVIEW RELATED TO Z-0002-01, V-0002-01 AND V-0006-01 - PUBLIC HEARING

- 124 Z-0002-01(1) - Albert Eugene, Limited Partnership

## REZONING - PUBLIC HEARING

- 125 ABEYANCE ITEM - Z-0106-00 - Michelas, Limited Liability Company

## SITE DEVELOPMENT PLAN REVIEW RELATED TO Z-0106-00 - PUBLIC HEARING

- 126 ABEYANCE ITEM - Z-0106-00(1) - Michelas, Limited Liability Company

## REZONING - PUBLIC HEARING

- 127 ABEYANCE ITEM - Z-0115-00 - Joseph & Sally Warpinski on behalf of Nevada
- 128 Z-0011-01 - Albert D. Massi, Et Al and Alexander 9

## VARIANCE RELATED TO Z-0011-01 - PUBLIC HEARING

- 129 V-0017-01 - Albert D. Massi, Et Al and Alexander 9

# *City of Las Vegas*

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City Council Meeting of May 2, 2001

SITE DEVELOPMENT PLAN REVIEW RELATED TO Z-0011-01 AND V-0017-01 -  
PUBLIC HEARING

**130    Z-0011-01(1) - Albert D. Massi, Et Al and Alexander 9**

REZONING - PUBLIC HEARING

**131    ABEYANCE ITEM - Z-0005-01 - DJI, Limited Liability Company**

SITE DEVELOPMENT PLAN REVIEW RELATED TO Z-0005-01 - PUBLIC  
HEARING

**132    ABEYANCE ITEM - Z-0005-01(1) - DJI, Limited Liability Company**

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

REVIEW OF CONDITION - SPECIAL USE PERMIT - PUBLIC HEARING - **U-0138-99(1)**  
- **ST. GEORGE EPISCOPAL CHURCH** - Appeal filed by Alpha Engineering from the Denial by the Planning Commission of a request by St. George Episcopal Church for a Review of Condition #7 on an approved Special Use Permit and Site Development Plan Review WHICH REQUIRED HALF-STREET IMPROVEMENTS FOR AN 11,806 SQUARE FOOT CHURCH at the northeast corner of the intersection of Gilmore Avenue and Quadrel Street (APN: 138-09-501-040), U (Undeveloped) Zone [L (Low Density Residential) General Plan Designation], Ward 4 (Brown). The Planning Commission (6-0 vote) and staff recommend DENIAL

**PROTESTS RECEIVED BEFORE:**

Planning Commission Mtg.

Hearing Officer Meeting

City Council Meeting

**APPROVALS RECEIVED BEFORE:**

Planning Commission Mtg.

Hearing Officer Meeting

City Council Meeting

**RECOMMENDATION:**

The Planning Commission (6-0 vote) and staff recommend DENIAL.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted at Meeting: Letter of support from Keith Bryner

**MOTION:**

**BROWN - APPROVED** subject to conditions and amending the following:

1. Condition No. 7 amended to read:

Construct all incomplete half-street improvements on Gilmore Avenue adjacent to this site concurrent with development of this site. Permanent improvements along Quadrel Street shall be deferred for 24 months at which time this action may be reconsidered by City Council. The applicant shall construct a permanent half-cross gutter per Standard Drawing #229 including appropriate paving and drainage transitions, acceptable to the Flood Control Section, to connect to existing improvements on Quadrel Street and Gilmore Avenue concurrent with development of this site. The streetlighting on Quadrel Street shall be stubbed out for future use, but the installation of the streetlights shall be deferred

provided that the applicant provides the City such streetlights for future installation. Alternatively, monies in

**MOTION – Continued:**

lieu of such streetlights may be contributed to the City if allowed by the Department of Public Works. The applicant shall sign and record a Covenant Running with Land agreement of the possible future installation of half-street improvements (including curb and gutter, sidewalks, permanent paving and possibly fire hydrants and sewers) on Quadrel Street adjacent to this site prior to the issuance of permits.

– UNANIMOUS

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

EDWIN BOWES, 1612 Breezewood Drive, represented St. George Episcopal Church and asked for an exception to Condition No. 7 requiring improvements on Quadrel Street. DAPHNE LEGARZA, Planning and Development, presented a revised version of that condition, and MR. BOWES stated it was acceptable.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(2:31 – 2:33)

**4-1589**

**CONDITIONS:**

Planning and Development

1. Condition No. 7 amended to read:

“Construct all incomplete half-street improvements on Gilmore Avenue adjacent to this site concurrent with development of this site as required by the Department of Public Works. Install all appurtenant underground facilities, if any, adjacent to this site needed for the future traffic signal system concurrent with development of this site. All existing paving damaged or removed by this development shall be restored at its original location and to its original width concurrent with development of this site.”

2. Compliance with all other Conditions of Approval of the Special Use Permit and Site Development Plan Review (U-0138-99).

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

MAJOR MODIFICATION - LONE MOUNTAIN MASTER DEVELOPMENT PLAN - PUBLIC HEARING - **Z-0033-97(22) - BUREAU OF LAND MANAGEMENT ON BEHALF OF CHARTERED DEVELOPMENT** - Request for a Major Modification to the Lone Mountain Master Development Plan to change the land use category FROM: PCD (PLANNED COMMUNITY DEVELOPMENT) TO: M (MULTI-FAMILY MEDIUM) for 5.64 acres located at the southeast corner of the intersection of Hualapai Way and the Gowan Road alignment (APN: 138-07-301-001), Ward 4 (Brown). The Planning Commission (5-0 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**Hearing Officer Meeting**

**City Council Meeting**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**Hearing Officer Meeting**

**City Council Meeting**

**RECOMMENDATION:**

The Planning Commission (5-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application - Not Applicable
3. Staff Report

**MOTION:**

**BROWN - APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY TOM AMICK, 3800 Howard Hughes Parkway appeared with GREG BORGEL on behalf of the applicant and said they appreciated the revised comments regarding the landscaping.

No one appeared in opposition.

There was no further discussion.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning and Development  
Item 92 – Z-0033-97(22)

**MINUTES – Continued:**

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item 93 [Z-0033-97(23)] for related discussion.

(2:33)

**4-1660**



**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW AND LANDSCAPING WAIVER RELATED TO  
Z-0033-97(22) - PUBLIC HEARING - **Z-0033-97(23) - BUREAU OF LAND**

**MANAGEMENT ON BEHALF OF CHARTERED DEVELOPMENT** - Request for a Site Development Plan Review and a Waiver of Landscaping Requirements FOR A PROPOSED 98-UNIT APARTMENT COMPLEX on 5.64 acres at the southeast corner of the intersection of Hualapai Way and the Gowan Road alignment (APN: 138-07-301-001), U (Undeveloped) Zone [PCD (Planned Community Development) General Plan Designation] under Resolution of Intent to PD (Planned Development), Ward 4 (Brown). The Planning Commission (5-0 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****Hearing Officer Meeting****City Council Meeting****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****Hearing Officer Meeting****City Council Meeting****RECOMMENDATION:**

The Planning Commission (5-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**BROWN - APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY TOM AMICK, 3800 Howard Hughes Parkway appeared with GREG BORGEL on behalf of the applicant and appreciated the revised comments regarding the landscaping.

COUNCILMAN BROWN queried whether the issue regarding the gate/fence alignment was synchronized with the existing apartment complex. ATTORNEY AMICK responded that they would make every effort to conform.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning and Development  
Item 93 – Z-0033-97(23)

**MINUTES – Continued:**

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item 92 [Z-0033-97(22)] for related discussion.

(2:33)

**4-1660**

**CONDITIONS:**

Planning and Development

1. Submit a revised landscape plan depicting a 7-foot wide landscape planter in front of wrought iron fencing along Hualapai Way and Gowan Road.
2. All mechanical equipment, air conditioners and trash areas shall be fully screened in views from the abutting streets.
3. All exterior lighting shall meet the standards of LVMC Section 19A.08.060(C).
4. Parking lot lighting standards shall be no more than 15 feet in height and shall utilize 'shoe-box' fixtures and downward-directed lights.
5. Landscaping and a permanent underground sprinkler system shall be installed as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping and underground sprinkler systems shall be cause for revocation of a business license.
6. A landscaping plan must be submitted prior to or at the same time application is made for a building permit, or prior to occupancy, whichever occurs first.
7. The applicant shall have constructed a six-foot high decorative block wall, with at least 20 percent contrasting materials, along any site boundaries where fencing is to be provided and where an existing wall is structurally compromised.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning and Development  
Item 93 – Z-0033-97(23)

**MINUTES – Continued:**

Public Works

8. Dedicate 40 feet of right-of-way adjacent to this site for Gowan Road, 50 feet of right-of-way adjacent to this site for Hualapai Way, and a 54 foot radius on the southeast corner of Gowan Road and Hualapai Way.
9. Construct half-street improvements including appropriate overpaving, where legally able, on Gowan Road and Hualapai Way adjacent to this site concurrent with development of this site. Install all appurtenant underground facilities, if any, adjacent to this site needed for the future traffic signal system concurrent with development of this site.
10. A site-specific update to the Master Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, whichever may occur first. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine traffic signal contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits or the recordation of a Final Map for this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 and #234.2 to determine additional right-of-way requirements adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1, for dedicated right-turn lanes and dual left turn lanes, shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.
11. Meet with the Traffic Engineering Representative in Land Development for assistance in redesigning the proposed driveway layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Driveways shall be designed, located and constructed in accordance with Standard Drawing #222a.
12. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, whichever may occur first, as required by the Department of Public Works. Provide and

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 93 – Z-0033-97(23)

**CONDITIONS – Continued:**

improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to contribute monies for the construction of neighborhood or local drainage improvements. The amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, whichever may occur first. In lieu of monetary contributions, in whole or in part, the developer may agree to construct such drainage facility improvements as are recommended by the approved Drainage Plan/Study concurrent with development of this site if allowed by the Planning Engineer.

13. All gated entries shall be designed, located and constructed in accordance with Standard Drawing #222a.
14. The design and layout of all onsite private circulation and access drives shall meet the approval of the Department of Fire Services prior to the issuance of any permits.
15. Site development to comply with all applicable conditions of approval for Z-33-97, the Lone Mountain Master Planned Development and all other site-related actions.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - **SD-0003-01 - VERLAS CORPORATION ON BEHALF OF UNITED PARCEL SERVICE** - Appeal filed by Carter & Burgess of Condition No. 5 requiring the construction of a decorative wall along Martin L. King Boulevard which was Approved by the Planning Commission of a request by Verlas Corporation on behalf of United Parcel Service for a Site Development Plan Review FOR A PROPOSED 54,520 SQUARE FOOT PARKING STRUCTURE, 7,850 SQUARE FOOT MAINTENANCE AND ANCILLARY FACILITY; AND FOR A WAIVER OF THE LANDSCAPING REQUIREMENTS on 6.7 acres at 740 North Martin L. King Boulevard (APN: 139-28-703-001 and 009), C-M (Commercial/Industrial) Zone, Ward 5 (Weekly). The Planning Commission (5-0 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (5-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted at Meeting: Exhibit A and B Partial Site Plans

**MOTION:**

**WEEKLY – Granting the Appeal; thereby APPROVING Condition No. 5 as follows:**

- **A decorative wall in conformance with submitted wall elevations shall be installed along Martin Luther King Boulevard at the site of the existing chain link fence until such time as the improvements on Martin Luther King Boulevard are completed. At that time, the decorative wall will be taken down and UPS will reconstruct the decorative wall on the new location at their cost. This condition will be documented in a Covenant Running With the Land Agreement.**
- **Applicant will further be required to upgrade the landscaping along Martin Luther King Boulevard.**

**– UNANIMOUS**

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 94 – SD-0003-01

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

JEFF WELLMAN, WPH Architecture, 105 East Reno Avenue and JOHN SHIELDS, Carter & Burgess, both appeared on behalf of the applicant. MR. WELLMAN submitted exhibits to justify the applicant's appeal to Condition No. 5 relating to the decorative fence. He argued that compliance with this condition would greatly impact the ingress and egress operation of UPS and proposed an alternate solution.

COUNCILMAN REESE expressed his understanding that if streets are widened any improvements erected by the applicant would be replaced and reconstructed as originally agreed, but that the applicant would endure no expense. He stated that requiring the landscaping and fencing stipulations conforms to the City's development plans.

COUNCILWOMAN McDONALD asked RICHARD GOEKE, Director of Public Works, if the City has an anticipated date for the widening of Martin Luther King Boulevard. MR. GOEKE explained that it will be approximately six to eight years before the Martin Luther King Industrial Road Connector commences so the expansion is contingent upon the initiation of that project.

COUNCILMAN BROWN disagreed with MR. WELLMAN'S contention that the improvements, whether years down the road or if implemented immediately, would have any impact on UPS's business. He stated that it was not sufficient justification to put off the improvements.

TODD FARLOW, 240 North 19<sup>th</sup> Street, referred to UPS as one of the major business anchors in this area, but felt that they should comply by building the wall now.

DAN CONTRERAS, Bonanza Village, said that he hopes to see UPS match the existing landscape on Bonanza Road.

PAT DAVIS, 1550 Elkhorn, appeared on behalf of her husband who is employed as a driver by UPS. She stated that the company is just requesting a little leeway.

AL GALLEGOS, citizen of Las Vegas, expressed that in order to alleviate some of the ingress and egress problems, UPS might consider reconfiguring the delivery doors to enable the drivers to back in at an angle.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning and Development  
Item 94 – SD-0003-01

**MINUTES – Continued:**

MAYOR GOODMAN and COUNCILMAN WEEKLY both agreed that MR. WELLMAN'S alternate suggestion was not a bad compromise.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(2:35 – 2:54)

**4-1773**

**CONDITIONS:**

Planning and Development

1. Approval by City Council and conformance to the Conditions of Approval for Special Use Permit U-0005-01 prior to any new development on this site.
2. The landscape plan shall be revised to reflect minimum 24-inch box trees planted a maximum 20 feet on-center and shrubs a minimum five-gallon size within provided planters.
3. Along McWilliams Avenue, any existing gaps in the landscaping planter shall be planted to match existing landscaping.
4. Landscape planters and razor wire security fencing shall be regularly cleared of trash and debris.
5. A decorative wall in conformance with submitted wall elevations shall be installed along Martin L. King Boulevard.
6. Landscaping and a permanent underground sprinkler system shall be provided as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping and underground sprinkler systems shall be cause for revocation of a business license.
7. All mechanical equipment, air conditioners and trash areas shall be screened from view from the abutting streets.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 94 – SD-0003-01

**CONDITIONS – Continued:**

8. All City Code requirements and design standards of all City departments must be satisfied.
9. If this Site Development Plan Review is not exercised within two years of this approval, this approval shall be void unless an Extension of Time is granted.

Public Works

10. A Reversionary Map shall be recorded prior to the issuance of any building or grading permits for this site.
11. Dedicate 10 feet of additional right-of-way adjacent to this site for Martin L. King Boulevard and 10 feet on Bonanza Road adjacent to assessor's parcel number #139-28-703-009. Dedicate an additional 15 feet of right-of-way for a total radius of 25 feet on the southeast corner of Martin L. King Boulevard and McWilliams Avenue prior to the issuance of any permits.
12. Construct all incomplete half-street improvements (sidewalk) on Bonanza Road adjacent to this site.
13. Remove all substandard public street improvements and unused driveway cuts adjacent to this site and replace with new improvements meeting current City Standards concurrent with construction of this site.
14. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed driveway access, on site circulation and parking lot layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Driveways shall be designed, located and constructed to meet the intent of Standard Drawing #222a. In addition, the proposed driveways on Bonanza Road shall comply with the requirements of the Nevada Department of Transportation.
15. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits for this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if



CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 94 – SD-0003-01

**CONDITIONS Continued:**

any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, or compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works.

16. Gated entries shall be designed, located and constructed in accordance with Standard Drawing #222a unless otherwise allowed by the Traffic Engineer.
17. Landscape and maintain all unimproved rights-of-way on Bonanza Road and Martin Luther King Boulevard adjacent to this site.
18. Submit an Encroachment Agreement for all landscaping and private improvements located in the Bonanza Road and Martin Luther King Boulevard public right-of-way adjacent to this site prior to occupancy of this site.
19. Submit an application for an Occupancy Permit for all landscaping and private improvements (driveways) in the Bonanza Road public right-of-way adjacent to this site prior to the issuance of any permits.
20. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits for this site. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, whichever may occur first, if allowed by the Planning Engineer.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - Z-0020-97(32) - BEAN FAMILY TRUST** - Request for a Site Development Plan Review and a Waiver of the Las Vegas Medical District landscaping requirements FOR A PROPOSED 6,768 SQUARE FOOT MEDICAL OFFICE BUILDING at 517 Rose Street (APN: 139-33-303-010), PD (Planned Development) Zone, Ward 5 (Weekly). Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**WEEKLY - APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

KELLY THOMAS represented the applicant concurred with staff's recommendations.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(2:54 – 2:56)

**4-2606**

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 95 – Z-0020-97(32)

**CONDITIONS:**

Planning and Development

1. Submittal of revised site and landscape plans that depict an eight-foot wide landscape planter finger in the middle of the eastern parking row, and designating the parking spaces on the north property line as compact spaces, and providing a five foot wide landscape along the northern property line with 24 inch box trees twenty feet on center. In addition, the parking shall be reconfigured to provide the required 4 handicap spaces and 2 spaces reserved for late term pregnancy parking only.
2. Work with staff to locate windows at regular intervals on the sides and rear of the building and extend the double cornice around the entire building.
3. If this Site Development Plan Review is not exercised within two years of the City Council approval, this Site Development Plan Review shall be void unless an Extension of Time is granted by the City Council.
4. Wallpack lighting shall utilize 'shoe-box' fixtures and downward-directed lights on the proposed buildings. Lighting standards within the parking lots shall be no more than 15 feet in height and shall utilize 'shoe-box' fixtures and downward-directed lights.
5. No wallpack lighting shall be allowed on the sides of the building.
6. All exterior lighting shall meet the standards of LVMC section 19A.08.060(C).
7. All mechanical equipment, air conditioners and trash areas shall be fully screened in views from the abutting streets.
8. Landscaping and a permanent underground sprinkler system shall be installed as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping and underground sprinkler systems shall be cause for revocation of a business license.

Public Works

9. Construct all incomplete half-street improvements on Rose Street adjacent to this site concurrent with development of this site.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 95 – Z-0020-97(32)

**CONDITIONS – Continued:**

10. Remove all substandard public street improvements and unused driveway cuts adjacent to this site, if any, and replace with new improvements meeting current City Standards concurrent with development of this site.
11. Grant pedestrian walkway easements for all public sidewalks not located within public right-of-way.
12. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed driveway access, on site circulation and parking lot layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Driveways shall be designed, located and constructed in accordance with Standard Drawing #222a.
13. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits for this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works.

14. Site development to comply with all applicable Conditions of Approval for Z-20-97 and all other site related actions.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

**SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - Z-0100-97(3) - UNION PACIFIC RAILROAD COMPANY ON BEHALF OF FURNITURE MART ENTERPRISES, LIMITED LIABILITY COMPANY** - Request for a Site Development Plan Review FOR A PROPOSED 1,000,000 SQUARE FOOT COMMERCIAL DEVELOPMENT AND FOR A WAIVER OF THE OFF-STREET PARKING REQUIREMENTS on approximately 36.11 acres at the northwest corner of the intersection of Bonneville Avenue and Grand Central Parkway (APN: 139-33-610-002), Ward 5 (Weekly). The Planning Commission (4-0-2 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (4-0-2 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted at Meeting: Letter from Applicant requesting abeyance to 5/16/2001 City Council meeting.

**MOTION:**

**REESE – Motion to bring forward and HOLD IN ABEYANCE Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – UNANIMOUS**

CITY COUNCIL MEETING OF May 2, 2001  
Planning & Development  
Item 96. Site Development Plan Review – Z-0100-97(3)

**MINUTES:**

COUNCILMAN WEEKLY asked that Item No. 96 be held in abeyance to 5/16/2001 rather than to the 6/6/2001 meeting as previously posted. GREG BORGEL confirmed 5/16/2001 to be the correct date.

There was no further discussion.

(2:17 – 2:28)

**4-1050**

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - Z-0087-98(2) - LB LVTC II, LIMITED LIABILITY COMPANY** - Request for a Site Development Plan Review FOR A PROPOSED 90,290 SQUARE FOOT OFFICE BUILDING on approximately 6.0 acres located at the southeast corner of Trinity Peak Avenue and Buffalo Drive (APN: 138-15-310-011), C-PB (Planned Business Park) Zone, Ward 4 (Brown). The Planning Commission (5-0-1 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (5-0-1 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**BROWN - APPROVED** subject to conditions – **UNANIMOUS** with **MAYOR GOODMAN** abstaining because persons involved in the project have a partnership interest with him in other projects.

**MINUTES:**

MAYOR PRO TEM REESE declared the Public Hearing open.

TOM HART, Thomas & Mack Development Group, appeared on behalf of Lehman Bros. and agreed with staff's recommendations. He explained that this is an attractive project and they have enlisted Nevada Title as the anchor tenant.

No one appeared in opposition.

There was no further discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

(2:56 – 2:57)

**4-2677**

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 97 – Z-0087-98(2)

**CONDITIONS:**

Planning and Development

1. The site plan shall be revised to depict handicapped spaces relocated so as to provide the most direct and practical access to a primary handicapped-accessible building entrance.
2. The landscape plan shall be revised to depict landscape island/fingers, the length of the parking space to which it is adjacent, with a planting width of 5 feet, and containing two 24-inch box trees and groundcover, provided at a rate of one per six parking spaces throughout the site, except for the spaces adjacent to the building.
3. A revised landscaping plan shall be submitted prior to or at the same time application is made for a building permit.
4. No utility vault exceeding 27 cubic feet in size may encroach into approved landscape areas along public street frontages. Additionally, no waivers from required landscaping or approved signage standards shall be allowed due to the placement of any utility vaults.
5. Wallpack lighting shall utilize 'shoe-box' fixtures and downward-directed lights on the proposed buildings. Lighting standards within the parking lots shall be no more than 20 feet in height and shall utilize 'shoe-box' fixtures and downward-directed lights.
6. All exterior lighting shall meet the standards of LVMC section 19A.08.060(C).
7. All mechanical equipment, air conditioners and trash areas shall be fully screened in views from the abutting streets.
8. Landscaping and a permanent underground sprinkler system shall be installed as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping and underground sprinkler systems shall be cause for revocation of a business license.

Public Works

9. If this Site Development Plan Review is not exercised within two years of the City Council approval, this Site Development Plan Review shall be void unless an Extension of Time is granted.



CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 97 – Z-0087-98(2)

**CONDITIONS – Continued:**

10. Dedicate 40 feet of right-of-way adjacent to this site for Trinity Peak Avenue and a 54 foot radius on the southeast corner of Buffalo Drive and Trinity Peak Avenue prior to the issuance of any permits.
11. Dedicate appropriate right-of-way adjacent to this site for an exclusive right turn lane on Buffalo Drive in accordance with Standard Drawing #201.1 prior to the issuance of any permits.
12. Construct half-street improvements including appropriate overpaving (if legally able) on Trinity Peak Avenue adjacent to this site concurrent with development of this site. Install all appurtenant underground facilities, if any, adjacent to this site needed for the future traffic signal system concurrent with development of this site. Also, remove all substandard public street improvements and unused driveway cuts adjacent to this site, if any, and replace with new improvements meeting current City Standards.
13. Coordinate with the Collections Systems Planning Section of the Department of Public Works to determine appropriate public sewer connection routes to service this site prior to the submittal of any construction drawings. Comply with the recommendations of the Collections Systems Planning Section. All public sewer lines and/or sewer easements needed to connect this site to the public sewer system shall be in place prior to occupancy of this site.
14. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed driveway access, on site circulation and parking lot layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Driveways shall be designed, located and constructed in accordance with Standard Drawing #222a.
15. An update to the previously approved Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits. Alternatively, comply with the recommendations of the previously approved Traffic Impact Analysis prior to occupancy of the site.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 97 – Z-0087-98(2)

**CONDITIONS – Continued:**

16. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to contribute monies for the construction of neighborhood or local drainage improvements. The amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, whichever may occur first. In lieu of monetary contributions, in whole or in part, the developer may agree to construct such drainage facility improvements as are recommended by the approved Drainage Plan/Study concurrent with development of this site if allowed by the Planning Engineer.
17. Site development to comply with all applicable Conditions of Approval for Z-87-98 and all other subsequent site-related actions.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - **Z-0073-99(1) - KMW, LIMITED LIABILITY COMPANY** - Request for a Site Development Plan Review FOR A PROPOSED 7,675 SQUARE FOOT OFFICE BUILDING on 2.18 acres located on the northeast corner of the intersection of Gowan Road and Buffalo Drive (APN: 138-10-201-012), U (Undeveloped) Zone [O (Office) General Plan Designation] under Resolution of Intent to O (Office), Ward 4 (Brown). The Planning Commission (4-1-0 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**1**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (4-1-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted at Meeting: Letter from the applicant requesting abeyance to the 5/16/2001 City Council meeting.

**MOTION:**

**REESE – Motion to bring forward and HOLD IN ABEYANCE Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – UNANIMOUS**

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development  
Item 98 – Site Development Plan Review – Z-0073-99(1)

**MINUTES:**

BILL CURRAN, 601 S. Rancho stated that his client requested Item No. 98 be held in abeyance for two weeks.

There was no further discussion.

(2:17 – 2:28)

**4-1050**

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**

**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**STREET NAME CHANGE - PUBLIC HEARING - SNC-0001-01 - THOMAS J. AHEY -**  
Request for a Street Name Change FROM JULIA WALDEN COURT TO JULIA WALDENE COURT FROM GOWAN ROAD NORTHERLY TO THE ENDPOINT OF THE STREET, Ward 4 (Brown). The Planning Commission (6-0 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (6-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**BROWN - APPROVED subject to condition – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

COUNCILMAN BROWN explained that the applicant was present but had another commitment to attend to.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(2:57 – 2:58)

**4-2761**

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 99 – SNC-0001-01

**CONDITIONS:**

1. The applicant shall be responsible for all costs related to this Street Name Change.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

DEPARTMENT: PLANNING &amp; DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

☒

DISCUSSION

**SUBJECT:**

**ABEYANCE ITEM** - VARIANCE - PUBLIC HEARING - V-0009-01 - MARTIN & PHYLLIS SCHWARTZ REVOCABLE FAMILY TRUST ON BEHALF OF CHARLESTON RANCHO PLAZA - Request for a Variance TO ALLOW A 20 FOOT HIGH POLE SIGN WHERE 12 FOOT IS THE MAXIMUM HEIGHT PERMITTED located at 2324 West Charleston Boulevard (APN: 139-32-802-032), C-D (Designed Commercial) Zone, Ward 1 (M. McDonald). Staff recommends DENIAL. The Planning Commission vote on a motion for Approval resulted in a tie (2-2-1). )This item is being forwarded to City Council without a recommendation)

**PROTESTS RECEIVED BEFORE:**

Planning Commission Mtg.	4
Hearing Officer Meeting	
City Council Meeting	0

**APPROVALS RECEIVED BEFORE:**

Planning Commission Mtg.	0
Hearing Officer Meeting	
City Council Meeting	0

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission vote on a motion for Approval resulted in a tie (2-2-1). This item will be forwarded to City Council without a recommendation

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

REESE – Motion to bring forward and HOLD IN ABEYANCE Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – UNANIMOUS

**MINUTES:**

There was no discussion

(2:17 – 2:28)

4-1050

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

**ABEYANCE ITEM** - VARIANCE - PUBLIC HEARING - V-0010-01 - 5 STAR PROPERTIES-CHARLESTON & RANCHO ON BEHALF OF UNIVERSITY MEDICAL CENTER OF SOUTHERN NEVADA - Review requested by Councilman Michael McDonald from the Approval by the Planning Commission of a request by 5 Star Properties-Charleston & Rancho on behalf of University Medical Center of Southern Nevada for a Variance TO ALLOW A 20 FOOT HIGH MONUMENT SIGN WHERE 8 FOOT IS THE MAXIMUM HEIGHT PERMITTED located at 2231 West Charleston Boulevard (APN: 162-04-101-002), R-E (RESIDENCE ESTATES) Zone under Resolution of Intent to O (Office) Zone, Ward 1 (M. McDonald). Staff recommends DENIAL. The Planning Commission (4-0-1 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****1****Hearing Officer Meeting****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****1****Hearing Officer Meeting****City Council Meeting****0****RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (4-0-1 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**REESE** – Motion to bring forward and **HOLD IN ABEYANCE** Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and **ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE** of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – **UNANIMOUS**

**MINUTES:**

There was no discussion

(2:17 – 2:28)

**4-1050**



**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

**VARIANCE - PUBLIC HEARING - V-0015-01 - CHARLESTON & MARION PARTNERS, LIMITED LIABILITY COMPANY** - Request for a Variance TO ALLOW A 46 FOOT SIDE YARD SETBACK WHERE THE RESIDENTIAL ADJACENCY STANDARDS REQUIRE A MINIMUM SETBACK OF 78 FEET; TO ALLOW A ZERO FOOT SIDE YARD SETBACK WHERE 15 FEET IS THE MINIMUM SIDE YARD SETBACK REQUIRED; AND TO ALLOW A ZERO FOOT REAR YARD SETBACK WHERE 20 FEET IS THE MINIMUM REAR YARD SETBACK REQUIRED on the west side of Marion Drive, approximately 500 feet north of Charleston Boulevard (APN: 140-32-401-002), C-1 (Limited Commercial) Zone, Ward 3 (Reese). Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****26****Hearing Officer Meeting****City Council Meeting****0****RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted at Meeting: Petition of Support with 24 signatures

**MOTION:**

**REESE - APPROVED subject to conditions – UNANIMOUS with WEEKLY not voting**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

GREG BORGEL, 300 South 4<sup>th</sup> Street, appeared on behalf of the developer. He showed an overhead to emphasize how difficult it was to develop this property because of the irregular shape of the parcel. He commented on COUNCILMAN REESE'S concern with developing a

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 102 – V-0015-01

**MINUTES – Continued:**

storage facility that would be acceptable to the abutting owners and provided a signed petition from those adjacent neighbors endorsing the project. COUNCILMAN REESE asked for clarification of the request for waiver of the landscaping. MR. BORGEL affirmed that the request is to allow for a zero setback; however, landscaping will be provided at and north of the entry and on Marion. COUNCILMAN REESE stated for the record that this request shall be for a partial waiver of the landscaping requirements.

COUNCILMAN REESE then addressed staff to provide the reason for denial. CHRIS GLORE, Planning and Development, stated that pertaining to undeveloped land, when a new proposal is received, staff assumes that the applicant is aware of the constraints of the site and the requested variances on standards on undeveloped parcels are in response to financial hardship, which is not within the purview of the Nevada Revised Statutes for granting of variances. COUNCILMAN REESE, in consideration of the Residential Adjacency Standards, stated that he has seen this parcel sit vacant as a result of several failed developments. He met with the neighbors, and the applicant has made every effort to meet the requests of the residents. Therefore, he feels this project will be successful.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item Nos. 103 [U-0031-01] and 104 [Z-0068-75(9)] for additional related discussion.

(2:58 – 3:06)

**4-2804**

**CONDITIONS:**

Planning and Development

1. Approval of and conformance to the Conditions of Approval for Special Use Permit (U-0031-01) and Site Development Plan Review [Z-0068-75(9)].
2. This Variance shall expire in two years, unless it is exercised or an Extension of Time is granted by the City Council.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

SPECIAL USE PERMIT RELATED TO V-0015-01 - PUBLIC HEARING - **U-0031-01 - CHARLESTON & MARION PARTNERS, LIMITED LIABILITY COMPANY** - Request for a Special Use Permit FOR A MINI-WAREHOUSE FACILITY on the west side of Marion Drive, approximately 500 feet north of Charleston Boulevard (APN: 140-32-401-002), C-1 (Limited Commercial) Zone, Ward 3 (Reese). Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**26**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
5. Submitted at Meeting: Petition of Support with 24 signatures

**MOTION:**

**REESE - APPROVED subject to conditions – UNANIMOUS with WEEKLY not voting**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

GREG BORGEL, 300 South 4<sup>th</sup> Street appeared on behalf of the developer.

No one appeared in opposition.

There was no further discussion.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 103 – U-0031-01

**MINUTES – Continued:**

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item Nos. 102 [V-0015-01] and 104 [Z-0068-75(9)] for additional related discussion.  
(2:58 – 3:06)

**4-2804**

**CONDITIONS:**

Planning and Development

1. Conformance to all Conditions of Approval under Title 19A.04.040 for Mini-warehouse use.
2. Approval of and conformance to the Conditions of Approval for Site Plan Review [Z-0068-75(9)] and Variance V-0015-01.
3. If this Special Use Permit is not exercised within two years of the approval, this Special Use Permit shall be void unless an Extension of Time is granted.
4. All City Code requirements and all City departments' design standards shall be met.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW RELATED TO V-0015-01 AND U-0031-01 - PUBLIC HEARING - **Z-0068-75(9) - CHARLESTON & MARION PARTNERS, LIMITED LIABILITY COMPANY** - Request for a Site Development Plan Review and a Waiver of Landscaping Requirements FOR A PROPOSED 62,943 SQUARE FOOT MINI-WAREHOUSE FACILITY on 2.44 acres on the west side of Marion Drive, approximately 500 feet north of Charleston Boulevard (APN: 140-32-401-002), C-1 (Limited Commercial) Zone, Ward 3 (Reese). Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

Planning Commission Mtg.	<input type="text" value="0"/>
Hearing Officer Meeting	<input type="text"/>
City Council Meeting	<input type="text" value="0"/>

**APPROVALS RECEIVED BEFORE:**

Planning Commission Mtg.	<input type="text" value="26"/>
Hearing Officer Meeting	<input type="text"/>
City Council Meeting	<input type="text" value="0"/>

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (6-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted at Meeting: Petition of Support with 24 signatures

**MOTION:**

**REESE - APPROVED subject to conditions – UNANIMOUS with WEEKLY not voting**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 104 – Z-0068-75(9)

**MINUTES – Continued:**

TODD FARLOW, 240 North 19<sup>th</sup> Street, questioned whether the matter of the 15-foot high wall was resolved as the neighbors were not in agreement with it. MR. BORGEL stated that the condition was revised to reflect a maximum 10-foot high wall.

COUNCILMAN REESE asked for clarification of the request for waiver of the landscaping. MR. BORGEL affirmed that the request is to allow for a zero setback; however, landscaping will be provided at and north of the entry, as well as on Marion Drive. COUNCILMAN REESE stated for the record that this request shall be for a partial waiver of the landscaping requirements.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item Nos. 102 [V-0015-01] and 103 [U-0031-01] for additional related discussion.  
(2:58 – 3:06)

**4-2804**

**CONDITIONS:**

Planning and Development

1. Approval of and conformance to the Conditions of Approval for Special Use Permit (U-0031-01) and Variance [V-0015-01].
2. Submit a revised site plan indicating compliance with the requirement for one van accessible parking space.
3. All mechanical equipment, air conditioners and trash areas shall be fully screened in views from the abutting streets.
4. All exterior lighting shall meet the standards of LVMC Section 19A.08.060(C).
5. Parking lot lighting standards shall be no more than 15 feet in height and shall utilize 'shoe-box' fixtures and downward-directed lights.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 104 – Z-0068-75(9)

**CONDITIONS – Continued:**

6. Landscaping and a permanent underground sprinkler system shall be installed as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping and underground sprinkler systems shall be cause for revocation of a business license.
7. A landscaping plan must be submitted prior to or at the same time application is made for a building permit, or prior to occupancy, whichever occurs first.
8. The wall along the north property line shall be a maximum height of ten (10) feet.

**Public Works**

9. Remove all substandard public street improvements, if any, adjacent to this site and replace with new improvements meeting current City Standards concurrent with on-site development activities.
10. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed driveway access, on site circulation and parking lot layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Driveways shall be designed, located and constructed in accordance with Standard Drawing #222a.
11. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits or the submittal of any construction drawings, whichever may occur first. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits for this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 104 – Z-0068-75(9)

**CONDITIONS – Continued:**

or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works.

12. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, or submittal of any construction drawings, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, whichever may occur first, if allowed by the City Engineer.



**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

**VARIANCE - PUBLIC HEARING - V-0023-01 - DOWNTOWN REDEVELOPMENT GROUP, LIMITED LIABILITY COMPANY ON BEHALF OF NIGRO ASSOCIATES -**  
Request for a Variance TO ALLOW 2,959 SQUARE FOOT LOTS WHERE 6,500 SQUARE FEET IS THE MINIMUM LOT SIZE ALLOWED IN THE R-4 (HIGH DENSITY RESIDENTIAL) ZONING DISTRICT AND TO ALLOW FRONT AND REAR SETBACKS OF FIVE FEET WHERE 20 FEET AND 10 FEET ARE THE MINIMUM SETBACKS ALLOWED RESPECTIVELY on properties at 311, 313 & 315 South Ninth Street (APN's: 139-34-712-022, 023 and 024), R-4 (High Density Residential) Zone, Ward 5 (Weekly). Staff recommends DENIAL. The Planning Commission (4-0-1 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (4-0-1 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:****WEEKLY - APPROVED subject to conditions – UNANIMOUS****MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

TODD NIGRO, 4545 Spring Mountain Road, represented the applicant. He stated that all of the conditions imposed and approved are acceptable and he thanked staff for their assistance. When asked by MAYOR GOODMAN, he commented that this project is indeed a replica of the development in Summerlin.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 105 – V-0023-01

**MINUTES – Continued:**

COUNCILMAN WEEKLY commended MR. NIGRO on this development, stating it is a beautiful project.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item Nos. 106 [WVR-0002-01] and 107 [Z-0007-53(1) for additional related discussion.

(3:06 – 3:11)

**4-3192**

**CONDITIONS:**

Planning and Development

1. If this Variance is not exercised within two (2) years from date of approval by the City Council it will become void unless an Extension of Time is granted by the City Council.
2. City Code requirements and design standards of all City Departments which are not affected by approval of this Variance must be satisfied.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

WAIVER RELATED TO V-0023-01 - PUBLIC HEARING - **WVR-0002-01** -  
**DOWNTOWN REDEVELOPMENT GROUP, LIMITED LIABILITY COMPANY ON  
 BEHALF OF NIGRO ASSOCIATES** - Request for a Waiver of the Las Vegas Subdivision  
 Code (Title 18) TO ALLOW A PRIVATE ACCESS EASEMENT WHERE A PRIVATE  
 DRIVE IS REQUIRED AND TO ALLOW THE ACCESS EASEMENT TO BE 20 FEET WIDE  
 WHERE 24 FEET IS THE MINIMUM WIDTH ALLOWED FOR A PROPOSED FIVE-LOT  
 CLUSTER DEVELOPMENT at 311, 313 & 315 South Ninth Street (APN's: 139-34-712-022,  
 023 and 024), R-4 (High Density Residential) Zone, Ward 5 (Weekly). Staff recommends  
 DENIAL. The Planning Commission (4-0-1 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**Hearing Officer Meeting**

**City Council Meeting**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**Hearing Officer Meeting**

**City Council Meeting**

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (4-0-1 vote) recommends APPROVAL,  
 subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**WEEKLY - APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

TODD FARLOW, 240 North 19<sup>th</sup> Street, commended MR. NIGRO for doing an excellent job  
 with this infill site. He questioned if any decision was made pertaining to the common street.

MR. NIGRO stated that a draft of a Real Estate Agreement concerning this issue is being  
 reviewed and it addresses the maintenance of the shared strip. Upon signing the agreements, the  
 potential property owners will share perpetual ingress and egress with their adjacent neighbors.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 106 – WVR-0002-01

**MINUTES – Continued:**

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item Nos. 105 [V-0023-01] and 107 [Z-0007-53(1)] for additional related discussion.  
(3:06 – 3:11)

**4-3192**

**CONDITIONS:**

Planning and Development

1. Fire lane designations indicating “No Parking” will be required on all fire department access roadways.
2. Any access roadway in excess of 150 feet will require an emergency vehicle turnaround.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW RELATED TO V-0023-01 AND WVR-0002-01 - PUBLIC HEARING - **Z-0007-53(1) - DOWNTOWN REDEVELOPMENT GROUP, LIMITED LIABILITY COMPANY ON BEHALF OF NIGRO ASSOCIATES** - Request for a Site Development Plan Review FOR A PROPOSED 5-LOT RESIDENTIAL CLUSTER DEVELOPMENT at 311, 313 & 315 South Ninth Street (APN's: 139-34-712-022, 023 and 024), R-4 (High Density Residential) Zone, Ward 5 (Weekly). Staff has no recommendation for this item. The Planning Commission (4-0-1 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****Hearing Officer Meeting****City Council Meeting****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****Hearing Officer Meeting****City Council Meeting****RECOMMENDATION:**

Staff has no recommendation for this item. The Planning Commission (4-0-1 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:****WEEKLY - APPROVED subject to conditions – UNANIMOUS****MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item Nos. 105 [V-0023-01] and 106 [WVR-0002-01] for additional related discussion.  
(3:06 – 3:11)

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 107 – Z-0007-53(1)

**CONDITIONS:**

Planning and Development

1. If this Site Development Plan Review is not exercised within two (2) years from date of approval by the City Council it will become void unless an Extension of Time is granted by the City Council.
2. The setbacks shall be as follows:

Front	5 Feet (measure from the edge of the access easement)
Side	5 Feet
Corner Side	5 Feet
Rear	5 Feet

Public Works

3. Remove all substandard public street improvements, public alley improvements and unused driveway cuts adjacent to this site, if any, and replace with new improvements meeting current City Standards prior to occupancy of this site.
4. Provide public sewer easements for all public sewers not located within existing public street right-of-way prior to the issuance of any permits or the recordation of a Final Map for this site.
5. Meet with the Traffic Engineering Representative in Land Development for assistance in redesigning the proposed driveway layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Driveways shall be designed, located and constructed to meet the intent of Standard Drawing #222a.
6. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Final Map for this site. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits or the recordation of a Final Map for this site. The Traffic Impact Analysis shall also include a section addressing Standard

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 107 – Z-0007-53(1)

**CONDITIONS – Continued:**

Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis.

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

7. Landscape and maintain all unimproved right-of-way on Ninth Street adjacent to this site.
8. Submit an Encroachment Agreement for all landscaping and private improvements located in the Ninth Street public right-of-way adjacent to this site prior to occupancy of this site.

Standard Conditions

9. Any proposed wallpack lighting shall utilize 'shoe-box' fixtures and downward-directed lights on the proposed buildings.
10. All exterior lighting shall meet the standards of LVMC section 19A.08.060(C).

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

REQUIRED REVIEW - SPECIAL USE PERMIT - PUBLIC HEARING - **U-0146-99(1) - M.V.R. CORPORATION ON BEHALF OF SPEEDEE MART** - Required Review on an approved Special Use Permit which prohibited the sale of individual containers larger than 16 fluid ounces in size of beer, wine coolers or screw cap wine, located at 1602 West Oakey Boulevard (APN: 162-04-602-008), M (Industrial) Zone, Ward 3 (Reese). Staff recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**Hearing Officer Meeting**

**City Council Meeting**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**Hearing Officer Meeting**

**City Council Meeting**

**RECOMMENDATION:**

Staff recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**REESE - APPROVED subject to conditions with no further reviews – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY BOB GRONAUER, 3800 Howard Hughes Parkway, represented the applicant and agreed to all conditions.

MS. EMERY, the applicant, confirmed that her business has been doing very well and she will be happy when the construction in the area is completed.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(3:11 – 3:12)

**4-3485**



CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 108 – U-0146-99(1)

**CONDITIONS:**

1. This use shall comply with all previous Conditions of Approval for Special Use Permit U-0146-99(1), except that no additional review by the City Council is required.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

**ABEYANCE ITEM** - REQUIRED ONE YEAR REVIEW - SPECIAL USE PERMIT - PUBLIC HEARING - **U-0296-94(2) - K & J PARTNERSHIP ON BEHALF OF ELLER OUTDOOR ADVERTISING** - Appeal from the Denial by the Planning Commission of a request by K & J Partnership on behalf of Eller Outdoor Advertising of a Required One Year Review for an approved Special Use Permit WHICH ALLOWED A 14 FOOT X 48 FOOT OFF-PREMISE ADVERTISING (BILLBOARD) SIGN at 820 South Valley View Boulevard (APN: 139-31-801-002), C-1 (Limited Commercial) Zone, Ward 1 (M. McDonald). The Planning Commission (5-0-1 vote) and staff recommend DENIAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****1****Hearing Officer Meeting****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (5-0-1 vote) and staff recommend DENIAL.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**REESE – Motion to bring forward and HOLD IN ABEYANCE Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – UNANIMOUS**

**MINUTES:**

There was no discussion

(2:17 – 2:28)

**4-1050**

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

REQUIRED TWO YEAR REVIEW - SPECIAL USE PERMIT - PUBLIC HEARING - U-0271-93(2) - SZECHWAN CORPORATION ON BEHALF OF LAMAR OUTDOOR ADVERTISING COMPANY - Required Two Year Review on an approved Special Use Permit on property located at 3101 West Sahara Avenue WHICH ALLOWED A 50 FOOT HIGH, 14 FOOT X 48 FOOT OFF-PREMISE ADVERTISING (BILLBOARD) SIGN, C-1 (Limited Commercial) Zone, Ward 1 (M. McDonald), APN: 162-08-104-004. The Planning Commission (4-1-1 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**Hearing Officer Meeting**

**City Council Meeting**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**Hearing Officer Meeting**

**City Council Meeting**

**RECOMMENDATION:**

The Planning Commission (4-1-1 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**REESE – Motion to bring forward and HOLD IN ABEYANCE Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – UNANIMOUS**

**MINUTES:**

There was no discussion

(2:17 – 2:28)

**4-1050**

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

**ABEYANCE ITEM** - SPECIAL USE PERMIT - PUBLIC HEARING - U-0026-01 - **THE SOUTHLAND EMPLOYEES TRUST ON BEHALF OF PHILLIP PAINTER** - Request for a Special Use Permit FOR A PROPOSED USED AUTO DEALERSHIP at 3201 North Rancho Drive (APN: 138-12-801-011), C-2 (General Commercial) Zone, Ward 6 (Mack). Staff recommends DENIAL. The Planning Commission vote on a motion for approval resulted in a tie (2-2-1), therefore this item is being forwarded to City Council without a recommendation

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****Hearing Officer Meeting****City Council Meeting****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****Hearing Officer Meeting****City Council Meeting****RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission vote on a motion for approval resulted in a tie (2-2-1), therefore this item is being forwarded to City Council without a recommendation.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**REESE – Motion to bring forward and HOLD IN ABEYANCE Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – UNANIMOUS**

**MINUTES:**

BILL CURRAN, 601 S. Rancho, appeared on behalf of the applicant and requested Item Nos. 111 and 112 be withdrawn. He stated that his client is not able to comply with the roadway right-of-way conditions imposed. COUNCILMAN MACK agreed to the withdrawal of both items and stated that the condition on public roads right-of-way is a standard condition.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 111 – U-0026-01

**MINUTES – Continued:**

There was no further discussion.

(2:17 – 2:28)

**4-1050**

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**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

**ABEYANCE ITEM** - SITE DEVELOPMENT PLAN REVIEW RELATED TO U-0026-01 - PUBLIC HEARING - **SD-0009-01 - THE SOUTHLAND EMPLOYEES TRUST ON BEHALF OF PHILLIP PAINTER** - Request for a Site Development Plan Review FOR A PROPOSED 2,400 SQUARE FOOT USED AUTO DEALERSHIP at 3201 North Rancho Drive (APN: 138-12-801-011), C-2 (General Commercial) Zone, Ward 6 (Mack). Staff recommends DENIAL. The Planning Commission vote on a motion for approval resulted in a tie (2-2-1), therefore this item is being forwarded to City Council without a recommendation

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****Hearing Officer Meeting****City Council Meeting****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****Hearing Officer Meeting****City Council Meeting****RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission vote on a motion for approval resulted in a tie (2-2-1), therefore this item is being forwarded to City Council without a recommendation.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**REESE – Motion to bring forward and HOLD IN ABEYANCE Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – UNANIMOUS**

**MINUTES:**

BILL CURRAN, 601 S. Rancho, appeared on behalf of the applicant and requested Item Nos. 111 and 112 be withdrawn. He stated that his client is not able to comply with the roadway right-of-way conditions imposed. COUNCILMAN MACK agreed to the withdrawal of both items and stated that the condition on public roads right-of-way is a standard condition.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 112 – SD-0009-01

**MINUTES – Continued:**

There was no further discussion.

(2:17 – 2:28)

**4-1050**

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**SPECIAL USE PERMIT - PUBLIC HEARING - U-0027-01 - PLAZA COMMERCIAL CENTER, LIMITED LIABILITY COMPANY** - Request for a Special Use Permit FOR A PROPOSED SUPPER CLUB (Stuart Anderson's Black Angus) at the southeast corner of the intersection of Village Center Circle and Trailwood Drive (APN: 138-19-812-010), P-C (Planned Community) Zone, Ward 4 (Brown). The Planning Commission (5-0 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

Planning Commission Mtg.	0
Hearing Officer Meeting	
City Council Meeting	1

**APPROVALS RECEIVED BEFORE:**

Planning Commission Mtg.	0
Hearing Officer Meeting	
City Council Meeting	0

**RECOMMENDATION:**

The Planning Commission (5-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**BROWN - APPROVED** subject to conditions – **UNANIMOUS** with **MAYOR GOODMAN** abstaining because one of his partners is involved in this project.

**MINUTES:**

MAYOR PRO TEM REESE declared the Public Hearing open.

ATTORNEY TOM AMICK, 3800 Howard Hughes Parkway, represented the applicant. He stated that the Site Plan for this Special Use Permit has been reviewed and approved by the Citizens Referral Group.

No one appeared in opposition.

There was no further discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

(3:12 – 3:14)

**4-3607**



CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 113 – U-0027-01

**CONDITIONS:**

Planning and Development

1. Approval of this Special Use Permit does not constitute approval of a liquor license.
2. This business shall operate in conformance to Chapter 6.50 of the City of Las Vegas Municipal Code.
3. Conformance to the Conditions of Approval for Summerlin Site Development Plan Review SV-0001-01.
4. If this Special Use Permit is not exercised within two years after the approval, this Special Use Permit shall be void unless an Extension of Time has been granted.
5. All City Code requirements and all City departments' design standards shall be met.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

**SPECIAL USE PERMIT - PUBLIC HEARING - U-0028-01 - GATEWAY MOTEL, INC. ON BEHALF OF REAGAN NATIONAL ADVERTISING** - Appeal filed by Reagan Outdoor Nevada from the Denial by the Planning Commission of a request by Gateway Motel, Inc. on behalf of Reagan National Advertising for a Special Use Permit FOR A PROPOSED 45 FOOT TALL, 14 FOOT X 48 FOOT OFF-PREMISE ADVERTISING (BILLBOARD) SIGN at 928 Las Vegas Boulevard South (APN: 139-34-410-165), C-2 (General Commercial) Zone, Ward 5 (Weekly). The Planning Commission (5-1 vote) and staff recommend DENIAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (5-1 vote) and staff recommend DENIAL.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted at Meeting: Letter of Protest from Callister & Reynolds

**MOTION:**

**REESE – Motion to bring forward and HOLD IN ABEYANCE Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – UNANIMOUS**

**MINUTES:**

There was no discussion

(2:17 – 2:28)

**4-1050**

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SPECIAL USE PERMIT - PUBLIC HEARING - U-0029-01 - BANK OF MONTREAL - Request for a Special Use Permit FOR A PROPOSED 1,000 GALLON LIQUID PETROLEUM GAS TANK IN CONJUNCTION WITH AN EXISTING MINI-WAREHOUSE DEVELOPMENT at 333 South Nellis Boulevard (APN: 140-32-601-004), C-2 (General Commercial) Zone, Ward 3 (Reese). The Planning Commission (6-0 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (6-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**REESE - APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

REX PERLAN, Contractor, represented the applicant.

COUNCILMAN REESE informed MR. PERLAN that the location of the liquid petroleum gas tank was too close to the entry way off of Nellis and requested MR. PERLAN contact the Planning and Development Department to discuss relocating it. MR. PERLAN replied that he is required to file with the fire department and he would have no problem moving the tank and still comply with the codes of the propane industry.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 115 – U-0029-01

**MINUTES – Continued:**

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(3:14 – 3:16)

**5-35**

**CONDITIONS:**

Planning and Development

1. Approval of and conformance to the Conditions of Approval for Site Development Plan Review Z-0098-73(1).
2. If this Special Use Permit is not exercised within two years of the approval, this Special Use Permit shall be void unless an Extension of Time is granted.
3. All City Code requirements and all City departments' design standards shall be met.

Public Works

4. Meet with the Traffic Engineering Representative in Land Development, prior to the issuance of any permits, for assistance in relocating the proposed 1,000 gallon LPG tank further to the west to reduce the potential for vehicles to obstruct the driveway adjacent to the south property line.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**SPECIAL USE PERMIT - PUBLIC HEARING - U-0030-01 - GENERAL GROWTH PROPERTIES OBO MEADOWS MALL** - Request for a Special Use Permit FOR AUTO DEALER INVENTORY STORAGE at 4300 Meadows Lane (Meadows Mall) (APN: 139-31-510-016 and 139-31-111-006), C-1 (Limited Commercial) Zone, Ward 1 (M. McDonald). The Planning Commission (6-0 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (6-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted after Meeting: Letter of Protest from Laura Leavitt

**MOTION:**

**M. McDONALD - APPROVED** subject to conditions and amending Condition No. 1 as follows:

- The applicant shall work with Planning and Development Department Staff for conformance to all conditions of approval listed in Title 19A.14.050, including providing an eight foot wide landscape planter along the west and south parking site boundaries.

– UNANIMOUS

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

GREG BORGEL, 300 South 4<sup>th</sup> Street, represented the applicant and stated that under the new section of the code there is a provision that will allow inventory storage on a currently empty portion of the Meadows Mall. He stated that there is existing landscaping on most sides of the property; however, additional landscaping as recommended by staff, will also be put in.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 116 – U-0030-01

**MINUTES – Continued:**

TODD FARLOW, 240 North 19<sup>th</sup> Street, suggested the applicant use Sand Plum for the additional landscaping.

COUNCILMAN McDONALD stated that oleander would be a good landscaping plant and emphasized no green screening or green slats in the fencing be used. He recommended temporary landscaping on the south side of the property. COUNCILMAN McDONALD asked whether the current overflow site at Decatur Avenue and Oakey Boulevard would remain. In either situation, he would like the fence removed. MR. BORGEL said that he would look into the ownership of the fence, but would ensure that it is removed.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(3:16 – 3:21)

**5-99**

**CONDITIONS:**

Planning and Development

1. The applicant shall work with Planning and Development Department Staff for conformance to all conditions of approval listed in Title 19A.14.050, including providing an eight foot wide landscape planter along the edge of the subject site.
2. All City Code requirements and design standards of all City departments must be satisfied.
3. If this Special Use Permit is not exercised within two-years of this approval, this Special Use permit shall be void unless an Extension of Time is granted.
4. This Special Use Permit shall be reviewed in two-years.

Public Works

5. Remove all substandard public street improvements, if any, adjacent to this site and replace with new improvements meeting current City Standards concurrent with on-site development activities.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 116 – U-0030-01

**CONDITIONS – Continued:**

6. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed driveway access, on site circulation and parking lot layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first.
7. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, or submittal of any construction drawings, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, whichever may occur first, if allowed by the City Engineer.
8. Site development to comply with all applicable Conditions of Approval for Zoning Reclassification Z-102-73 and all other subsequent site-related actions.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

**SPECIAL USE PERMIT - PUBLIC HEARING - U-0032-01 - JOHN D. BAYER INC. ON BEHALF OF TERRIBLE HERBST OIL COMPANY** - Request for a Special Use Permit FOR A LIQUOR ESTABLISHMENT (OFF-PREMISE CONSUMPTION) IN CONJUNCTION WITH A PROPOSED CONVENIENCE STORE at the southeast corner of the intersection of Rancho Drive and Bonanza Road (APN: 139-29-801-004), C-2 (General Commercial) Zone, Ward 5 (Weekly). The Planning Commission (4-0-2 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****2****Hearing Officer Meeting****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (4-0-2 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**WEEKLY - APPROVED** subject to conditions and adding the following conditions:

- The sale of drug paraphernalia is prohibited.
- A required six-month review from the date of opening of the store with applicant to be responsible for opening date notification to the Planning Department.

– UNANIMOUS

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY SEAN HIGGINS, General Counsel for the applicant, agreed with all recommendations with the exception of Condition No. 2 and requested it be removed.



CITY COUNCIL MEETING OF MAY 2, 2001  
Planning and Development  
Item 117 – U-0032-01

**MINUTES – Continued:**

DAN CONTRERAS, Bonanza Village, asked if there are plans to demolish the existing building as it is attracting undesirables, children play in the vicinity, the temporary fencing is down and there are problems with the day laborers who frequent the area. ATTORNEY HIGGINS responded that construction should commence within three to six months and the existing building will be demolished.

TODD FARLOW, 240 North 19<sup>th</sup> Street, agrees with the prohibition of single sales at this location.

COUNCILMAN WEEKLY expressed his disapproval of single sales as it influences alcohol consumption, day laborer problems, and is not in accordance with City of Las Vegas plans to clean up the Bonanza Road area. ATTORNEY HIGGINS stated that the applicant has operated several businesses in the Valley and, on behalf of his client, requested the opportunity to sell singles on a temporary basis with an additional condition requiring a six-month review.

COUNCILMAN MACK suggested a condition that would explicitly address prohibited saleable items, specifically items that are drug related.

For clarification, ROBERT GENZER, Director of Planning and Development, reiterated the applicant's responsibility for opening-date notification.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: COUNCILMAN BROWN recommended formalizing the condition pertaining to the prohibition of drug paraphernalia, via COUNCILMAN WEEKLY'S office, with the assistance of Staff and the Las Vegas Metropolitan Police Department (Metro).

NOTE: See Item No. 118 [Z-0058-66(3)] for related discussion.

(3:21 – 3:31)

**5-270**

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 117 – U-0032-01

**CONDITIONS:**

Planning and Development

1. The sale of alcoholic beverages shall be limited to the sale of beer and wine only.
2. The sale of individual containers of any size beer, wine coolers, or screw cap wine is prohibited.
3. Approval of this Special Use permit does not constitute approval of a liquor license.
4. This business shall operate in conformance to Chapter 6.50 of the City of Las Vegas Municipal Code.
5. If this Special Use Permit is not exercised within two years after this approval, this Special Use Permit shall be void unless an Extension of Time is granted.
6. All City Code Requirements and all City departments' design standards shall be met.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW AND LANDSCAPING WAIVER RELATED TO U-0032-01 - PUBLIC HEARING - **Z-0058-66(3) - JOHN D. BAYER, INC. ON BEHALF OF TERRIBLE HERBST OIL COMPANY** - Request for a Site Development Plan Review and a Waiver of Landscaping Requirements FOR A PROPOSED 3,200 SQUARE FOOT CONVENIENCE STORE WITH A CAR WASH AND GAS PUMPS at the southeast corner of the intersection of Rancho Drive and Bonanza Road (APN: 139-29-801-004), C-2 (General Commercial) Zone, Ward 5 (Weekly). The Planning Commission (4-0-2 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**2**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (4-0-2 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**WEEKLY - APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY SEAN HIGGINS, General Counsel for the applicant, agreed with all conditions.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 118 – Z-0058-66(3)

**MINUTES – Continued:**

COUNCILMAN WEEKLY asked about the modification of the landscaping requirements. ROBERT GENZER, Director of Planning and Development, explained that prior to the standard language revision, this item had already been presented to the Planning Commission and thus requires utilizing the same wording.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item No. 117 [U-0032-01] for related discussion.  
(3:21 – 3:31)

**5-270**

**CONDITIONS:**

Planning and Development

1. Site development shall conform to the submitted plans and elevations, except as amended by conditions.
2. Two additional parking spaces shall be provided parallel to the west property line near the gas pumps.
3. The landscape plan shall be revised as follows: 1) a minimum of two trees added along the northeast corner of the site; 2) the unimproved right-of-way adjacent to this site shall be landscaped with trees, shrubs and ground cover in order to meet the required planter width of 15 feet; 3) landscaping boxes provided within the gas pump area; 4) an end-aisle planter provided with a minimum of one 24-inch box tree adjacent to parking space #8; and 5) one 24-inch box tree added to the landscape finger adjacent to space #1 as well as to the end-aisle planter adjacent to the vacuum stations. The revised plan shall be submitted to the Planning department for review prior to, or at the time of, application for permits for any portion of this site.
4. All mechanical equipment, air conditioners and trash areas shall be fully screened in views from the abutting streets.
5. All exterior lighting shall meet the standards of LVMC Section 19A.08.060(C).

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 118 – Z-0058-66(3)

**CONDITIONS - Continued**

6. Landscaping and a permanent underground sprinkler system shall be installed as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping and underground sprinkler systems shall be cause for revocation of a business license.
7. Drive-up cashier service shall be provided at the entrance to the car wash as depicted on the site plan.
8. If this Site Development Plan Review is not exercised within two years of the City Council approval, this Site Development Plan Review shall be void unless an Extension of Time is granted.

**Public Works**

9. Remove all substandard public street improvements and unused driveway cuts along Rancho Drive and Bonanza Road adjacent to this site, if any, and replace with new improvements meeting current City Standards prior to occupancy of this site.
10. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed driveway access, on site circulation and parking lot layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. All new or modifications to existing driveways shall be designed, located and constructed in accordance with Standard Drawing #222a. In addition, the proposed driveways on Rancho Drive and Bonanza Road shall comply with the requirements of the Nevada Department of Transportation.
11. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Final Map for this site. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits or the recordation of a Final Map for this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 118 – Z-0058-66(3)

**CONDITIONS – Continued:**

- prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.
12. An update to the approved Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits for this site, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study.
  13. Landscape and maintain all unimproved right-of-way on Rancho Drive adjacent to this site.
  14. Submit an application for an Occupancy Permit for all landscaping and private improvements (driveways) in the Rancho Drive public right-of-way adjacent to this site prior to the issuance of any permits.
  15. Site development to comply with all applicable Conditions of Approval for Z-58-66 and all other subsequent site-related actions.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

**SPECIAL USE PERMIT - PUBLIC HEARING - U-0033-01 - PAN PACIFIC RETAIL PROPERTIES ON BEHALF OF VERIZON WIRELESS** - Request for a Special Use Permit FOR A PROPOSED 60 FOOT TALL WIRELESS COMMUNICATION MONOPOLE at the southwest corner of the intersection of Smoke Ranch Road and Rainbow Boulevard (APN: 138-22-503-001), C-1 (Limited Commercial) Zone, Ward 6 (Mack). The Planning Commission (4-0-1 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (4-0-1 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**MACK - APPROVED** subject to conditions and the following added condition:

- The communications monopole and its associated equipment and facility shall be properly maintained and kept free of graffiti at all times. Failure to perform the required maintenance may result in fines and/or removal of the communications monopole and its associated equipment and facility.

– **UNANIMOUS** with **WEEKLY** not voting

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

CHRIS WEINER, representing the applicant, concurred with all conditions as recommended.

TODD FARLOW, 240 North 19<sup>th</sup> Street, questioned whether the pole can be utilized by several vendors or just one.

CITY COUNCIL MEETING OF MAY 2, 2001

Planning and Development

Item 119 - U-0033-01 Pan Pacific Retail Properties on behalf of Verizon Wireless

**MINUTES – Continued:**

MR. WEINER responded that these condensed monopoles are designed for co-location and can accommodate multiple antennas.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(3:31 – 3:33)

**5-569**

**CONDITIONS:**

Planning and Development

1. The monopole design shall be “slim-line”, with flush mounted arrays, subject to the approval of the Planning and Development Department staff.
2. If this Special Use Permit is not exercised within two years of the approval, this Special Use Permit shall be void unless an Extension of Time is granted.
3. All City Code requirements and all City departments’ design standards shall be met.



**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**SPECIAL USE PERMIT - PUBLIC HEARING - U-0034-01 - T.J.P. NEVADA, LIMITED PARTNERSHIP ON BEHALF OF SEILER, INC.** - Appeal filed by Lionel Sawyer & Collins from the Denial by the Planning Commission of a request by T.J.P. Nevada, Limited Partnership on behalf of Seiler, Inc. for a Special Use Permit FOR A PROPOSED 40 FOOT TALL, 14 FOOT X 48 FOOT OFF-PREMISE ADVERTISING (BILLBOARD) SIGN at 2101 South Decatur Boulevard (APN: 163-01-708-004), C-2 (General Commercial) Zone, Ward 1 (M. McDonald). Staff recommends APPROVAL. The Planning Commission (4-2 vote) recommends DENIAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**1**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (4-2 vote) recommends DENIAL. Staff recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**REESE – Motion to bring forward and HOLD IN ABEYANCE Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – UNANIMOUS**

**MINUTES:**

There was no discussion

(2:17 – 2:28)

**4-1050**

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:****REZONING - PUBLIC HEARING - Z-0002-01 - ALBERT EUGENE, LIMITED****PARTNERSHIP** - Request for a Rezoning FROM: R-1 (Single Family Residential) TO: P-R (Professional Office and Parking) on 0.17 acres at 701 South Ninth Street (APN: 139-34-810-078), PROPOSED USE: 7,066 SQUARE FOOT OFFICE BUILDING, Ward 5 (Weekly). The Planning Commission (6-0 vote) and staff recommend APPROVAL**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****3****Hearing Officer Meeting****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (6-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:****REESE** – Motion to bring forward and HOLD IN ABEYANCE Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – UNANIMOUS**MINUTES:**

There was no discussion

(2:17 – 2:28)

4-1050

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

VARIANCE RELATED TO Z-0002-01 - PUBLIC HEARING - **V-0002-01 - ALBERT EUGENE, LIMITED PARTNERSHIP** - Request for a Variance TO ALLOW 9 PARKING SPACES WHERE 19 PARKING SPACES ARE REQUIRED, AND TO ALLOW A LOT WIDTH OF 50 FEET WHERE 60 FEET IS THE MINIMUM REQUIRED at 701 South Ninth Street (APN: 139-34-810-078), R-1 (Single Family Residential) Zone, [PROPOSED: P-R (Professional Offices and Parking)], Ward 5 (Weekly). The Planning Commission (6-0 vote) and staff recommend DENIAL of the parking request for 9 spaces and APPROVAL of the 50 foot lot width

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****4****Hearing Officer Meeting****City Council Meeting****2****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****RECOMMENDATION:**

The Planning Commission (6-0 vote) and staff recommend DENIAL of the parking request for 9 spaces, and APPROVAL of the 50 foot lot width, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted at Meeting: Letter of Protest from Joseph Thiriot

**MOTION:**

**REESE** – Motion to bring forward and **HOLD IN ABEYANCE** Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and **ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE** of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – **UNANIMOUS**

**MINUTES:**

There was no discussion

(2:17 – 2:28)

**4-1050**

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

VARIANCE RELATED TO Z-0002-01 - PUBLIC HEARING - **V-0006-01 - ALBERT EUGENE, LIMITED PARTNERSHIP** - Request for a Variance TO ALLOW A ZERO FOOT CORNER SIDE YARD SETBACK WHERE 15 FEET IS THE MINIMUM SETBACK REQUIRED, AND TO ALLOW A FIVE FOOT SIDE YARD SETBACK WHERE 90 FEET IS THE MINIMUM SETBACK REQUIRED FOR RESIDENTIAL ADJACENCY at 701 South Ninth Street (APN: 139-34-810-078), R-1 (Single Family Residential) Zone [PROPOSED P-R (Professional Office and Parking)], Ward 5 (Weekly). The Planning Commission (6-0 vote) and staff recommend DENIAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****3****Hearing Officer Meeting****City Council Meeting****2****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****RECOMMENDATION:**

The Planning Commission (6-0 vote) and staff recommend DENIAL.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted at Meeting: Letter of Protest from Joseph Thiriot

**MOTION:**

**REESE** – Motion to bring forward and **HOLD IN ABEYANCE** Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and **ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE** of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – **UNANIMOUS**

**MINUTES:**

There was no discussion

(2:17 – 2:28)

**4-1050**

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW RELATED TO Z-0002-01, V-0002-01 AND V-0006-01 - PUBLIC HEARING - **Z-0002-01(1) - ALBERT EUGENE, LIMITED PARTNERSHIP** - Request for a Site Development Plan Review FOR A PROPOSED 7,066 SQUARE FOOT OFFICE BUILDING AND FOR A WAIVER OF THE LANDSCAPING REQUIREMENTS on 0.17 acres at 701 South Ninth Street (APN: 139-34-810-078), R-1 (Single Family Residential) Zone, [PROPOSED: P-R (Professional Office and Parking)], Ward 5 (Weekly). The Planning Commission (6-0 vote) and staff recommend DENIAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****3****Hearing Officer Meeting****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (6-0 vote) and staff recommend DENIAL.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**REESE** – Motion to bring forward and HOLD IN ABEYANCE Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – UNANIMOUS

**MINUTES:**

There was no discussion

(2:17 – 2:28)

**4-1050**

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

**ABEYANCE ITEM** - REZONING - PUBLIC HEARING - **Z-0106-00 - MICHELAS, LIMITED LIABILITY COMPANY** - Request for a Rezoning FROM: R-E (Residence Estates) TO: R-PD8 (Residential Planned Development - 8 Units Per Acre) of 20 Acres on the southeast corner of Iron Mountain Road and Fort Apache Road (APN: 125-08-101-001), PROPOSED USE: 159 LOT SINGLE FAMILY SUBDIVISION, Ward 6 (Mack). Staff recommends DENIAL. The Planning Commission (4-1-2 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****2****Hearing Officer Meeting****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (4-1-2 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted at Meeting: Letter from Applicant requesting abeyance to 6/6/2001 City Council Meeting

**MOTION:**

**REESE** – Motion to bring forward and **HOLD IN ABEYANCE** Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and **ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE** of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – **UNANIMOUS**

**MINUTES:**

There was no discussion

(2:17 – 2:28)

**4-1050**

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

**ABEYANCE ITEM** - SITE DEVELOPMENT PLAN REVIEW RELATED TO Z-0106-00 - PUBLIC HEARING - **Z-0106-00(1) - MICHELAS, LIMITED LIABILITY COMPANY** - Request for a Site Development Plan Review FOR A PROPOSED 159 LOT SINGLE-FAMILY RESIDENTIAL SUBDIVISION on the southeast corner of Iron Mountain Road and Fort Apache Road (APN: 125-08-101-001), R-E (Residence Estates) Zone PROPOSED: R-PD8 (Residential Planned Development - 8 Units Per Acre), Ward 6 (Mack). Staff recommends DENIAL. The Planning Commission (4-1-2 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****Hearing Officer Meeting****City Council Meeting****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****Hearing Officer Meeting****City Council Meeting****RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (4-1-2 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted at Meeting: Letter from VTN-Nevada requesting abeyance to 6/6/2001 City Council Meeting

**MOTION:**

**REESE – Motion to bring forward and HOLD IN ABEYANCE Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – UNANIMOUS**

**MINUTES:**

There was no discussion

(2:17 – 2:28)

**4-1050**

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:****ABEYANCE ITEM - REZONING - PUBLIC HEARING - Z-0115-00 - JOSEPH & SALLY WARPINSKI ON BEHALF OF NEVADA LANDSCAPE CORPORATION -**

Request for a Rezoning FROM: R-E (Residence Estates) and C-2 (General Commercial) TO: C-2 (General Commercial); and a request for a Site Development Plan Review and a Waiver of the required perimeter landscaping FOR A PROPOSED LANDSCAPE MATERIAL YARD at 5232 Ricky Road (APN: 138-12-710-052), Ward 6 (Mack). Staff recommends APPROVAL. The Planning Commission (5-0-1 vote) recommends DENIAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****123****Hearing Officer Meeting****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****1****Hearing Officer Meeting****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (5-0-1 vote) recommends DENIAL. Staff recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted at Meeting: Letter from Kummer Kaempfer Bonner & Renshaw requesting abeyance to 6/6/2001 City Council Meeting.

**MOTION:**

**REESE – Motion to bring forward and HOLD IN ABEYANCE Item 96 [Z-0100-97(3)], Item 98 [Z-0073-99(1)], Item 114 [U-0028-01], Item 121 [Z-0002-01], Item 122 [V-0002-01], Item 123 [V-0006-01], Item 124 [Z-0002-01(1)] to 5/16/2001, Item 100 [V-0009-01], Item 101 [V-0010-01], Item 109 [U-0296-94(2)], Item 110 [U-0271-93(2)], Item 120 [U-0034-01], Item 125 [Z-0106-00], Item 126 [Z-0106-00(1)], Item 127 [Z-0015-00] to 6/6/2001, and ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 111 [U-0026-01] and Item 112 [SD-0009-01] – UNANIMOUS**

**MINUTES:**

There was no discussion

(2:17 – 2:28)

**4-1050**



**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**REZONING - PUBLIC HEARING - Z-0011-01 - ALBERT D. MASSI, ET AL AND ALEXANDER 9** - Request for a Rezoning FROM: U (Undeveloped) [L (Low) General Plan Designation] TO: R-PD5 (Residential Planned Development - 5 Units Per Acre) on 21.3 acres adjacent to the south side of Alexander Road, between Durango Drive and Cimarron Road (APN: 138-09-101-001 through 006), Ward 4 (Brown). The Planning Commission (5-0-1 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (5-0-1 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**BROWN - APPROVED** subject to conditions and amending Condition No. 8 as follows:

- Cul-de-sacs must meet Fire Code standards or as approved by the Fire Department.

**– UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

RUSSELL SKEES, representing KB Homes, explained that this property is located at Durango Drive and Alexander Road and is a combination of four or five remnant parcels purchased by KB Homes. He noted that there are several hindering factors that impact this project including the multi-use trail, regional flood channel and the Nevada Power easement. In order to deal with the difficulty of developing this single-family residential project, the applicant has requested the rezoning and variance.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 128 – Z-0011-01

**MINUTES – Continued:**

MR. SKEES indicated that he spoke with the Fire Department representatives and requested Condition No. 8 be amended. DAPHNE LEGARZA, Planning and Development, affirmed that staff would have no problems with the amended condition.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item Nos. 129 [V-0017-01] and 130 [Z-0011-01(1)] for related discussion.

(3:33 – 3:49)

**5-653**

**CONDITIONS:**

Planning and Development

1. A Resolution of Intent with a two-year time limit.
2. A Site Development Plan Review application shall be approved by the Planning Commission prior to approval of a Tentative Map, issuance of any permits, any site grading, and all development activity for the site.

Public Works

3. Dedicate 50 feet or right-of-way where not previously dedicated adjacent to this site for Alexander Road, 40 feet for Cimarron Road, and a 54 foot radius on the southwest corner of Alexander Road and Cimarron Road.
4. Construct half-street improvements, including appropriate overpaving on Cimarron Road, Alexander Road and Durango Drive adjacent to this site concurrent with development of this site. Install all appurtenant underground facilities, if any, adjacent to this site needed for the future traffic signal system concurrent with development of this site.
5. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Final Map for this site. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 128 – Z-0011-01

**CONDITIONS – Continued:**

contributed prior to the issuance of any permits or the recordation of a Final Map for this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works.

6. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Final Map for this site, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits or the recordation of a Final Map for this site, whichever may occur first, if allowed by the City Engineer.
7. The final layout of this site shall be determined at the time of approval of the Tentative Map.

Fire Services - Prevention

8. Cul-de-sacs must meet Fire Code standards.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

VARIANCE RELATED TO Z-0011-01 - PUBLIC HEARING - **V-0017-01 - ALBERT MASSI, ET AL AND ALEXANDER 9** - Request for a Variance TO ALLOW 19,040 SQUARE FEET OF OPEN SPACE WHERE 75,474 SQUARE FEET OF OPEN SPACE IS THE MINIMUM REQUIRED FOR A 105-LOT SINGLE FAMILY RESIDENTIAL DEVELOPMENT on 21.3 acres adjacent to the south side of Alexander Road, between Durango Drive and Cimarron Road (APN: 138-09-101-001 - 006), U (Undeveloped) Zone [L (Low) General Plan Designation] [PROPOSED R-PD5 (Residential Planned Development - 5 Units Per Acre)], Ward 4 (Brown). Staff recommends DENIAL. The Planning Commission (5-0-1 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (5-0-1 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**BROWN - APPROVED subject to conditions – UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 129 – V-0017-01

**MINUTES – Continued:**

RUSSELL. SKEES referenced the condition regarding the open space requirement and felt that considering the previous two units and combining it with the third parcel, it far exceeded the open space requirement. COUNCILMAN BROWN alluded to staff's report regarding variances governed by State Law and City Ordinance, where staff feels there is no hardship. He disagreed citing the Nevada Power corridor, the flood channel and the 20-foot trail system as posing an impact on the development and creating a unique situation. COUNCILMAN BROWN stated that although the phases are not a united community, they are accessible from one phase to another, and with the expansion of Wayne Bunker Park and the building of the neighborhood park at Durango Drive and Gowan Road, the project does comply with the open-space requirement.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item Nos. 128 [Z-0011-01] and 130 [Z-0011-01(1)] for related discussion.  
(3:33 – 3:49)

**5-653**

**CONDITIONS:**

Planning and Development

1. Approval of and conformance to the Conditions of Approval for Rezoning (Z-0011-01) and Site Development Plan Review [Z-0011-01(1)].
2. This Variance shall expire in two years, unless it is exercised or an Extension of Time is granted by the City Council.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW RELATED TO Z-0011-01 AND V-0017-01 - PUBLIC HEARING - **Z-0011-01(1) - ALBERT D. MASSI, ET AL AND ALEXANDER 9** - Request for a Site Development Plan Review FOR A PROPOSED 105-LOT SINGLE FAMILY RESIDENTIAL DEVELOPMENT on 21.3 acres adjacent to the south side of Alexander Road, between Durango Drive and Cimarron Road (APN: 138-09-101-001 through 006), U (Undeveloped) Zone [L (Low) General Plan Designation] [PROPOSED: R-PD5 (Residential Planned Development - 5 Units Per Acre)], Ward 4 (Brown). The Planning Commission (3-2 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****Hearing Officer Meeting****City Council Meeting****1****RECOMMENDATION:**

The Planning Commission (3-2 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**BROWN - APPROVED** subject to conditions, amending Condition No 2:

- The developer shall reserve a 20-foot wide corridor, *including the 5-foot sidewalk*, adjacent to, but outside of, the dedicated right-of-way for Alexander Road, on the south side of the street, for trail purposes in accordance with Map Seven of the Centennial Hills Section Plan. The trail corridor shall be created as a separate lot or parcel, as a common element, separate from other adjacent common elements, and the developer shall grant a public trail easement overlying the entire area of the common element thus created. Concurrent with development of this site, the developer shall construct Trail improvements within this easement corridor in a manner acceptable to the Planning and Development Department and the

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 130 – Z-0011-01(1)

**MOTION – Continued:**

Department of Public Works. The Homeowner's Association or similar management association of this development in perpetuity shall maintain landscaping and other improvements within the trail corridor, unless and until the City accepts an alternative maintenance. No above ground utility vaults that would substantially interfere with the use of the trail corridor will be allowed within the easement area.

**Amending Condition No. 10:**

- Cul-de-sacs must meet Fire Code standards or as approved by the Fire Department.

– UNANIMOUS

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

RUSSELL SKEES appeared on behalf of KB Homes.

TONY BURGESS, 4009 Poppyfields Drive, commended the developer for maintaining the residential aspect of this area. He noted that east of this property there is another parcel that he would like to also see developed into residential homes. COUNCILMAN BROWN noted that the City is the owner of the adjacent property and he would like to see someone like KB Homes purchase and develop it as proposed in the General Plan.

TODD FARLOW, 240 North 19<sup>th</sup> Street, said that the project is too intense for the size and feels the developer is encroaching into the trails project.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(NOTE: See Item Nos. 128 [Z-0011-01] and 129 [V-0017-01] for related discussion.

(3:33 – 3:49)

**5-653**

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 130 – Z-0011-01(1)

**CONDITIONS – Continued:**

Planning and Development

1. The City Council shall approve a Rezoning to an R-PD5 (Residential Planned Development - 5 Units Per Acre) Zoning District.
2. The developer shall reserve a 20-foot wide corridor adjacent to, but outside of, the dedicated right-of-way for Alexander Road, on the south side of the street, for trail purposes in accordance with Map Seven of the Centennial Hills Sector Plan. The trail corridor shall be created as a separate lot or parcel, as a common element, separate from other adjacent common elements, and the developer shall grant a public trail easement overlying the entire area of the common element thus created. Concurrent with development of this site, the developer shall construct Trail improvements within this easement corridor in a manner acceptable to the Planning and Development Department and the Department of Public Works. The Homeowner's Association or similar management association of this development in perpetuity shall maintain landscaping and other improvements within the trail corridor, unless and until the City accepts an alternative maintenance. No above ground utility vaults that would substantially interfere with the use of the trail corridor will be allowed within the easement area.
3. If this Site Development Plan Review is not exercised within two years of the City Council approval, this Site Development Plan Review shall be void unless an Extension of Time is granted.
4. The site plan shall be revised to depict the required 1.73 acres of common open space, including open space located in a central area of the site, or a variance from the open space requirement approved by the City Council, prior to approval of a Tentative Map for this project.
5. The setbacks for this development shall be a minimum of 18 feet to the front of the garage, 5 feet on the side, 5 feet on the corner side, and 14 feet in the rear.
6. The landscaping plan shall be revised to depict minimum 24-inch box trees planted thirty feet on-center within all perimeter planters.

Public Works

7. The four foot wide sidewalk shall remain unobstructed.



CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 130 – Z-0011-01(1)

**CONDITIONS – Continued:**

8. Site development to comply with all applicable Conditions of Approval for Z-0011-01 and all other site-related actions.
9. The Tentative Map for this site shall clearly show all existing easements and/or rights-of-way adjacent to this site, such as the existing drainage right-of-way at the southwest edge of this site. No private parcels shall encroach into existing rights-of-way.

Fire Services - Prevention

10. Cul-de-sacs must meet Fire Code standards.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: ROBERT S. GENZER**

☐

**CONSENT**

☒

**DISCUSSION**

**SUBJECT:**

**ABEYANCE ITEM** - REZONING - PUBLIC HEARING - **Z-0005-01 - DJI, LIMITED LIABILITY COMPANY** - Request for a Rezoning FROM: R-E (Residence Estates) TO: R-PD3 (Residential Planned Development - 3 Units Per Acre) on 19.8 acres at the southwest corner of the intersection of Decatur Boulevard and Elkhorn Road (APN:125-24-502-001 and 004), PROPOSED USE: 60-LOT SINGLE-FAMILY RESIDENTIAL DEVELOPMENT, Ward 6 (Mack). The Planning Commission (4-2 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**6**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**Hearing Officer Meeting**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (4-2 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**MACK - APPROVED** subject to conditions and adding the following condition:

- A deed restriction shall be filed with the County Recorder limiting all structures on this property to single story.

**– UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

MIKE FREEMAN, Richmond American Homes, 7250 West Peak Drive, explained that this is a 60-lot single-family home development that requires a zoning change and concurs with all conditions. He explained that since the Planning Commission meeting they have met with the adjacent neighbors and have tried to comply with many of their requests. The biggest issue related to the access off of Decatur Boulevard. From the developer's point this would not be feasible as they would need to comply with flood water requirements. The developer is recommending a crash gate at the Donald Road entrance to minimize traffic in the area.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 131 – Z-0005-01

**MINUTES – Continued:**

JIM CUNNINGHAM, 7050 North Decatur Boulevard appeared and stated that the crash gate should be used for Fire Department access only.

TONY FARROW, 5000 Elkhorn Road, stated that this is a very nice project; however, statistics indicate that with the number vehicles per house, there would be an immense amount of traffic flow from and into the community.

PETE ARNONE, 4901 Donald Road, stated that he lives at the end of Donald Road and already there is too much traffic, so having a gate at Donald Road would be a good thing.

PAT DAVIS, 5050 Elkhorn Road, explained that this is a nicely planned community. If the crash gate cannot be located on Decatur Boulevard, she foresees major problems. She states that Palm Road would end up being the focal point for traffic exiting this new planned community and the community located across the street, effecting a potentially dangerous situation.

TODD FARLOW, 240 North 19<sup>th</sup> Street, stated that the developer is attempting to use the trails as part of their open space requirement. Being only 20-feet wide, it does not allow enough room for children to play.

JIM LONG, 4881 Donald Road, said that the crash gate is necessary and everyone who lives on Donald Road supports the crash gate installation.

TONY FARROW, by proxy for his neighbors, stated that they would prefer the crash gate not be located on Donald Road.

COUNCILMAN MACK expressed that the community meeting was very progressive. He mentioned that the developer will probably want Donald Road, which is a dirt road, and will provide two lanes for the residents, with curb gutters, sidewalks and lights.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item No. 132 [Z-0005-01(1)] for related discussion.  
(3:49 – 4:06)

**5-1180**

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 131 – Z-0005-01

**CONDITIONS:**

Planning and Development

1. A Resolution of Intent with a two-year time limit.
2. A Site Development Plan Review application shall be approved by the Planning Commission or City Council prior to approval of a Tentative Map, issuance of any permits, any site grading, and all development activity for the site.

Public Works

3. Vacation Application VAC-1-00 shall record prior to the recordation of a Final Map.
4. Construct half street improvements including appropriate overpaving on Elkhorn Road, Decatur Boulevard and Donald Road adjacent to this site concurrent with development of this site.
5. Extend public sewer in the Donald Road alignment to the easterly boundary of parcel APN #125-24-503-001 prior to construction of hard surfacing on Donald Road. All required public sewer easements, if any, necessary to connect this site to the existing public sewer system shall be provided to the City prior to City approval of sewer construction plans, or the issuance of any offsite permits.
6. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, or the recordation of a Final Map for this site. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits or the recordation of a Final Map for this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 131 – Z-0005-01

**CONDITIONS – Continued:**

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works.

7. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, or the recordation of a Final Map for this site, whichever may occur first, as required by the Department of Public Works. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, or the recordation of a Final Map, whichever may occur first, if allowed by the Planning Engineer.
8. A Homeowner's Association shall be established to maintain all perimeter walls, private roadways, landscaping and common areas created with this development. All landscaping shall be situated and maintained so as to not create sight visibility obstructions for vehicular traffic at all development access drives and abutting street intersections. The CC&R's for the Homeowner's Association shall be submitted to and approved by the City Attorney's Office.
9. The final layout of the subdivision shall be determined at the time of approval of the Tentative Map.

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

DEPARTMENT: PLANNING &amp; DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

☒

DISCUSSION

**SUBJECT:**

**ABEYANCE ITEM** - SITE DEVELOPMENT PLAN REVIEW RELATED TO Z-0005-01 - PUBLIC HEARING - **Z-0005-01(1) - DJI, LIMITED LIABILITY COMPANY** - Request for a Site Development Plan Review FOR A PROPOSED 60-LOT SINGLE-FAMILY RESIDENTIAL DEVELOPMENT on 19.8 acres at the southwest corner of the intersection of Decatur Boulevard and Elkhorn Road (APN: 125-24-502-001 and 004), R-E (Residence Estates) Zone, [PROPOSED: R-PD4 (Residential Planned Development - 4 Units Per Acre)], Ward 6 (Mack). Staff recommends APPROVAL. The Planning Commission (5-1 vote) recommends DENIAL

**PROTESTS RECEIVED BEFORE:**

Planning Commission Mtg.

Hearing Officer Meeting

City Council Meeting

**APPROVALS RECEIVED BEFORE:**

Planning Commission Mtg.

Hearing Officer Meeting

City Council Meeting

**RECOMMENDATION:**

The Planning Commission (5-1 vote) recommends DENIAL. Staff recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report

**MOTION:**

**MACK - APPROVED** subject to conditions and amending Condition No. 4:

- The setbacks for this development shall be a minimum of 15 feet to the front of the house, 18 feet to the front of the garage, 5 feet on the side, 10 feet on the corner side, and 15 feet in the rear for interior lots, *except for lots 17 and 19*, and 18 feet on all lots with adjacency to Elkhorn Road, Decatur Boulevard and Donald Road, *except lots 4, 9, 10 and 20*.

And amending Condition No. 5:

- A deed restriction prohibiting two-story construction shall be recorded on all lots.

And amending Condition No. 6:

- The landscaping plan shall be revised to depict minimum 24-inch box trees planted thirty feet on-center within all perimeter planters. *Trees shall be alternating Aleppo Pines and Purple-Leaf Plum.*

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 132 – Z-0005-01(1)

**MOTION – Continued:**

**And the following added condition:**

- *Access onto Donald Road will be equipped with gates restricted to emergency vehicle use only. A pedestrian gate with a keypad shall be installed.*

**– UNANIMOUS**

**MINUTES:**

MAYOR GOODMAN declared the Public Hearing open.

MIKE FREEMAN, Richmond American Homes, 7250 West Peak Drive, explained that this is a 60-lot single-family home development that requires a zoning change. He concurred with all conditions. Regarding the Site Development Plan setback, he concurred with the exception of Lots 4, 9, 10 and 20. On the interior setback he concurred with the exception of Lots 17 and 19.

COUNCILMAN MACK stated for the record that the applicant is able to build in excess of eight units per acre; however, this development is three units per acre. The applicant will also provide a keypad thoroughfare to the bus stop for the residents.

ROBERT GENZER, Director of Planning and Development, stated that the applicant will need to work with Staff regarding the lots that cannot comply with the setback requirements and the appropriate setbacks for those particular lots will be determined. For the record, Condition No. 4 remains in effect for all lots with the exception of those listed by MR. FREEMAN.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See Item No. 131 [Z-0005-01] for related discussion.

(1:35 – 1:37)

**4-786**

**CONDITIONS:**

Planning and Development

1. The City Council shall approve a Rezoning to an R-PD3 (Residential Planned Development - 3 Units Per Acre) Zoning District.

CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 132 – Z-0005-01(1)

**CONDITIONS – Continued:**

2. If this Site Development Plan Review is not exercised within two years of the City Council approval, this Site Development Plan Review shall be void unless an Extension of Time is granted.
3. The site plan shall be revised to depict the required 0.99 acres of common open space, or a variance from the open space requirement approved by the City Council, prior to approval of a Tentative Map for this project.
4. The setbacks for this development shall be a minimum of 15 feet to the front of the house, 18 feet to the front of the garage, 5 feet on the side, 10 feet on the corner side, and 15 feet in the rear for interior lots and 18 feet on all lots with adjacency to Elkhorn Road, Decatur Boulevard and Donald Road.
5. A deed restriction prohibiting two-story construction shall be recorded on all lots with adjacency to Elkhorn Road, Decatur Boulevard and Donald Road.
6. The landscaping plan shall be revised to depict minimum 24-inch box trees planted thirty feet on-center within all perimeter planters.
7. All mechanical equipment, air conditioners and trash areas shall be fully screened in views from the abutting streets. Air conditioning units shall not be mounted on rooftops.
8. Landscaping and a permanent underground sprinkler system shall be installed as required by the Planning Commission and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping and underground sprinkler systems shall be cause for revocation of a business license.
9. A landscaping plan shall be submitted prior to or at the same time application is made for a building permit, or prior to occupancy, whichever occurs first.
10. The applicant shall have constructed a six-foot high decorative block wall, with at least 20 percent contrasting materials, along the entire length of the southern, western and northern site boundaries.



CITY COUNCIL MEETING OF MAY 2, 2001  
Planning & Development Department  
Item 132 – Z-0005-01(1)

**CONDITIONS – Continued:**

Public Works

11. Meet with the Traffic Engineering Representative in Land Development for assistance in redesigning the proposed bus turnout, and to consider intersection offset concerns, prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. The bus turnout shall comply with Standard Drawings 234.1, 234.2, and 234.3; street intersections shall be offset by no more than 10 feet (centerline to centerline) from an opposing intersection, or no less than 220 feet, unless otherwise allowed by the Traffic Engineer.
12. Gated entry drives, if such are proposed, shall be designed, located and constructed in accordance with Standard Drawing #222a. The entry streets as proposed do not meet this standard, and as such no gating, now or in the future, shall be allowed unless additional width is provided.
13. The design and layout of all onsite private circulation and access drives shall meet the approval of the Department of Fire Services prior to the issuance of any permits.
14. Site development to comply with all applicable Conditions of Approval for Z-5-01 and all other site-related actions.

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY CLERK**

**DIRECTOR: BARBARA JO (RONI) RONEMUS** ☐ **CONSENT** ☐ **DISCUSSION**

**SUBJECT:**

SET DATE ON ANY APPEALS FILED OR REQUIRED PUBLIC HEARINGS FROM THE CITY PLANNING COMMISSION AND HEARINGS OFFICER MEETINGS AND DANGEROUS BUILDINGS OR NUISANCE/LITTER ABATEMENTS

**DB 1208 Purple Sage Avenue, U-0036-01, U-0037-01, U-0039-01, U-0040-01, U-0041-01, U-0042-01, V-0018-01, V-0020-01, VAC-0002-01 – 5/16/2001 Agenda**

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

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**DEPARTMENT: CITY CLERK**

**DIRECTOR:** BARBARA JO (RONI) RONEMUS ☐ **CONSENT** ☐ **DISCUSSION**

**SUBJECT:**

**ADDENDUM:**

None.

**AGENDA SUMMARY PAGE**  
**CITY COUNCIL MEETING OF: MAY 2, 2001**

**CITIZENS PARTICIPATION:**

Items raised under this portion of the City Council Agenda cannot be deliberated or acted upon until the notice provisions of the Open Meeting Law have been met. If you wish to speak on a matter not listed on the agenda, please step up to the podium and clearly state your name and address. In consideration of others, avoid repetition, and limit your comments to no more than three (3) minutes. To ensure all persons equal opportunity to speak, each subject matter will be limited to ten (10) minutes.

**MINUTES:**

TODD FARLOW, 240 North 19<sup>th</sup> Street, expressed his appreciation for approval of Item 36 relating to the Interlocal Agreement to establish funding for the Las Vegas Wash activities for FY 2001-2002. Regarding Item 68, the house located at Buffalo Park, if it is structurally sound and cannot be leased to any charitable entities, he would recommend it be moved downtown as an infill project.

(4:06 –4:08)  
**5-1868**

BROTHER DAVID YORK appeared to discuss the homeless situation and stated that he is concerned with the Mash situation, the closing of the winter shelter tent and less shelter accommodations than last year. He expressed that the community needs to focus on the homeless having no shelter available. He suggested some creative resolutions even if a short-term basis is the only possibility. BROTHER YORK introduced BERNARD HOFFENGEN, who spoke of his experience living along the tracks and how so many homeless people are in dire need of a 24-hour shelter.

COUNCILMAN REESE commented that the City has always provided financial support, yet the homeless situation has not decreased at all. He asked BROTHER DAVID to provide some insight for reducing this problem. COUNCILMAN REESE commented that many of the homeless do not want help; they use the facilities, but just take advantage of the amenities. He cited the fact that there are ten times the amount of homeless people compared to six years ago. BROTHER DAVID said that because of renovation, the temporary closure of the Catholic Charities facility resulted in more homeless people without shelter.

MAYOR GOODMAN affirmed MASH VILLAGE'S request to have the City excuse the \$3.5 million Capital Obligation in order to release the property and enable MASH VILLAGE to obtain fund grants. COUNCILMAN WEEKLY commented that the homeless situation is not just a City of Las Vegas issue. It is a problem that should be equally shared by the entire community. MAYOR GOODMAN was perturbed when MASH VILLAGE gave the City the ultimatum that they required a decision immediately or they would move out.

# *City of Las Vegas*

CITY COUNCIL MEETING OF MAY 2, 2001  
Citizens Participation

## **MINUTES – Continued:**

MAYOR GOODMAN stated that MASH VILLAGE would be responsible for contacting other agencies, outside of the City core, and informing them of the importance of a cohesive solution.

(4:08 – 4:22)

**5-1905**

STANFORD GAMBURG, 3204 Anchilles, conveyed that he has been a resident of Las Vegas for 23 years. He alluded to being one of the inventors of the World Series of Poker Tournament. His mission was to provide information, as outlined in his submittal to the CITY CLERK, and solicit support for implementation of a self-designed program relative to aggressive behavioral education.

(4:22 – 4:27)

**5-2563**

DAN CONTRERAS, Bonanza Village, stepped forward to thank the Council for their recommendation to extend the interest payments for the residents of Bonanza Village. He also thanked COUNCILMAN BROWN for providing a tour for disabled men, and, in reference to MASH VILLAGE, he sympathized with their cause and stated that he and other Bonanza Village residents would like to become involved.

(4:27 – 4:29)

**5-2793**

# *City of Las Vegas*

## CITY COUNCIL MEETING OF MAY 2, 2001 Notes and Directives

Item #63 - NOTE: MAYOR GOODMAN directed MS. MARINCH to follow up and assess the status of MR. MENDOZA's drivers license.

(10:45 – 10:49)

**2-263**

Item #64 - NOTE: During the morning session MAYOR GOODMAN directed MR. DiFIORE to inspect the subject establishment for any drug paraphernalia.

(10:49 – 11:22/1:39 – 2:17)

**2-370/4-1**

Item #67 - NOTE: COUNCILMAN BROWN directed ASSISTANT CITY ATTORNEY REDLEIN to review the agreement to see if the City can perform audits of Angel Park on an annual basis and whether Angel Park is a fair investment for the City.

NOTE: COUNCILWOMAN McDONALD directed ASSISTANT CITY ATTORNEY REDLEIN to review the agreement with Angel Park and clarify whether a 20-year extension of the agreement would require both parties to be in accord.

(9:33 – 10:26)

**1-766**

Item #68 - NOTE: COUNCILWOMAN McDONALD directed MR. McNELLIS to consider all of the potential uses of this property before considering its demolition, because the City is at a point where it is trying to do more with less.

NOTE: COUNCILMAN BROWN directed CITY CLERK RONEMUS that the minutes of the January 3, 2001, City Council meeting relating to this property be made a part of these Final Minutes.

(11:35 – 11:44)

**2-2052**

Item #90 - NOTE: COUNCILMAN REESE asked to be apprised when the building was secured.

(2:28 – 2:31)

**4-1456**

# *City of Las Vegas*

## CITY COUNCIL MEETING OF MAY 2, 2001 Notes and Directives

Item #117 - NOTE: COUNCILMAN BROWN recommended formalizing the condition pertaining to drug paraphernalia, via COUNCILMAN WEEKLY'S office, with the assistance of Staff and the Las Vegas Metropolitan Police Department (Metro).

(3:21 – 3:31)

**5-270**